

Key: 2361

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.271

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LIBBY TIMOTHY J & PATRICIA A S/O CAPPS MICHAEL W & KATHLEEN 407 TILDEN RD SCITUATE, MA 02066				27-1-4-0				407 TILDEN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAPPS MICHAEL W & KATHLEE				04/14/2023	QS	1,200,000	57827-275				
LIBBY TIMOTHY J & PATRICI				03/31/2020	F	1	52544-35				
LIBBY TIMOTHY J & PATRICI				06/30/2003	G	647,500	25629-69				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
20-375	07/01/2020	3	ALTERATIONS	39,000	07/13/2021	JD	100	100
95-495	08/01/1995	3	ALTERATIONS				100	100
92-854	12/01/1992	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC 1.00	100	1.00	396,000	1.00	100	1.00	R02	0.90	363,640
300	A	0.273	SC 1.00	100	1.00	17,820	1.00	100	1.00	R02	0.90	4,860

TOTAL	1.191 Acres		ZONING	FRNT	53	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE		NOTE			LAND	368,500	353,900
Inf1	FACTOR 100			LAND	471,400	417,500		
Inf2	PHY 100			BUILDING	5,200	5,000		
				OTHER	0	0		
					TOTAL	845,100	776,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90		80	15.97	1,100
HTB	A	1.00	20 0.80		1	5,181.80	4,100



BLDG COMMENTS
OTHER FIX=WATER CLOSET

BUILDING	CD	ADJ	DESC	MEASURE	7/13/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/13/2021	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/29/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1850	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,305	DETAIL ADJ	1.224	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	148		69.46	10,281
\$NLA(RCN)	\$284	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,268	1850	240.81	305,349
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	297		40.70	12,088
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,037	1850	264.81	274,603
				FLOOR COVER	24	COMB	1.00	D	BIG	N	BUILT-IN GARAGE	494		59.55	29,420
				INT FINISH	1	PLASTER	1.00	F31	O	O	FPL 3S 10P	1		10,116.70	10,117
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	654,782	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	G	
KITCHEN	V	
BATHS	G	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1977 / 45	
COND	28 28 %	
FUNC	0	
ECON	0	
DEPR	28 % GD	72
RCNLD	\$471,400	

