

Key: 431

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 379

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CAPELLE DAVID & BETH 188 CLAPP RD SCITUATE, MA 02066				18-1-4-A				188 CLAPP RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAPELLE DAVID & BETH				07/31/2012	QS	735,000	41728-120				
BROOKFIELD RELOCATION INC				07/31/2012	R	735,000	41728-118				
GLEASON NOREON				04/25/2008	QS	802,500	35894-160				

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	%
07-237	05/11/2007	1	NEW CONST	320,000	05/22/2008	SJ	100	100
		5	SPLIT/SUB/LA				100	100
		1	NEW CONST				100	100
		7	OTHERS				100	100


LAND

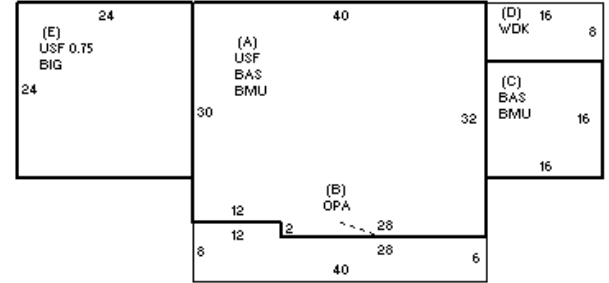
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	1,742	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	29,320

DETACHED

TOTAL	2.660 Acres		ZONING	FRNT	400	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	372,800	340,300
Inf1	FACTOR 100			BUILDING	727,900	683,700		
Inf2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
				TOTAL	1,100,700	1,024,000		

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	10/09/2008
									



BUILDING	CD	ADJ	DESC	MEASURE	10/5/2015	SJ	BLDG COMMENTS OTHER FIX=SINK & SHOWER
MODEL	1		RESIDENTIAL	LIST	10/5/2015	EST	
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	KT	
QUALITY	G	1.20	GOOD [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

YEAR BLT	2008	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	846,341	
NET AREA	3,200	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,512		51.13	77,303	CONDITION ELEM CD		
\$NLA(RCN)	\$264	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,512	2008	231.89	350,615		EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,688	2008	210.88	355,962		INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	264		61.80	16,315		KITCHEN	
				FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	128		46.08	5,898		BATHS	
				INT FINISH	99	N/A	1.00	E	BIG	N	BUILT-IN GARAGE	576		52.71	30,360		HEAT	
				HEATING/COOLING	9	WARM/COOL AIR	1.03										ELECT	
				FUEL SOURCE	99	N/A	1.00											

EFF.YR/AGE	2008 / 14	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD	\$727,900	