

Key: 7055

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.743

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER							PARCEL ID				LOCATION			
HUBBARD LESLIE A TR & JEFFREY G TR PO BOX 526 HUMAROCK, MA 02047							69-2-19-0				28 RIVER RD			
TRANSFER HISTORY							DOS	T	SALE PRICE		BK-PG (Cert)			
HUBBARD LESLIE A TR & FULTZ STUART R & MABEL D							06/17/2016	O	590,000		(123573)			
DOOLEY BRADLEY C							12/28/2000	QS	275,000		(98599)			
							01/01/1978	XX	58076-0					

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	%
17-292'		4	DEMO		06/30/2017		100	100
17-292	05/17/2017	1	NEW CONST		06/30/2017	SJ	100	5
17-292	05/17/2017	1	NEW CONST		05/24/2018	JD	100	90
17-292	05/17/2017	1	NEW CONST		06/24/2019	JD	100	100
88-505	08/01/1988	3	ALTERATIONS				100	100

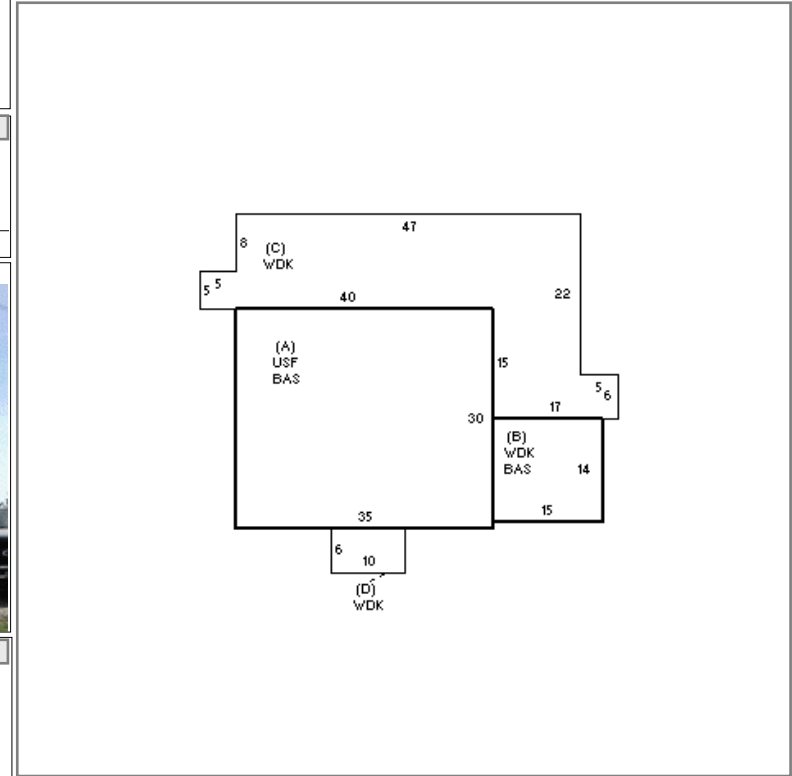
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,941	HUM 1.00	100	1.00	550,000	1.87	100	1.00	RV2	1.25	472,060

TOTAL	19,950 SF	ZONING	C/W 18 20	FRNT	48	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	C/W 18 20	LAND		472,100	429,200	
Infl1	FACTOR 100			BUILDING		739,700	664,700	
Infl2	PHY 100			DETACHED		1,000	900	
				OTHER		0	0	
				TOTAL		1,212,800	1,094,800	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X8		64	17.03	1,000



BLDG COMMENTS  
Outside Shower, Generator



YEAR BLT	2018	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	770,471			
NET AREA	2,310	DETAIL ADJ	1.362	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,260	2018	321.10	404,591	CONDITION ELEM	CD			
\$NLA(RCN)	\$334	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,050	2018	292.01	306,610	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	1,116		46.08	51,425	INTERIOR	A			
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	A			
				FLOOR COVER	1	HARDWOOD	1.00									BATHS	A			
				INT FINISH	1	PLASTER	1.00									HEAT	A			
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT	A			
				FUEL SOURCE	2	GAS	1.00													
																		EFF.YR/AGE	2018 / 4	
																		COND	4 4 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	4 % GD 96	
																		RCNLD	\$739,700	