

Key: 7122

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.805

LEG
AL
LAND

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | | |
|---|---|----------|----------|------------|------|------------|--------------|----------------|------|-----|------------|-----------|---------|
| CAMPBELL RICHARD P TR & BARRY DESMOND T TR C/O RICHARD CAMPBELL TR 1301 CAPE POINTE CIRCLE VERO BEACH, FL 32963 | | | | 69-1-17-0 | | | | 278 CENTRAL AV | | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | | |
| CAMPBELL RICHARD P TR & CAMPBELL RICHARD TR & CAMPBELL RICHARD | | | | 04/18/2019 | H | | (128379) | | | | | | |
| | | | | 04/18/2019 | F | | (68767) | | | | | | |
| | | | | 07/13/2018 | H | 1 | (88767) | | | | | | |
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE | |
| 100 | S | 10,500 | HUM 1.00 | 100 | 1.00 | 100 | 1.00 | 748,000 | 3.41 | 100 | 1.00 | WF7 1.70 | 615,680 |

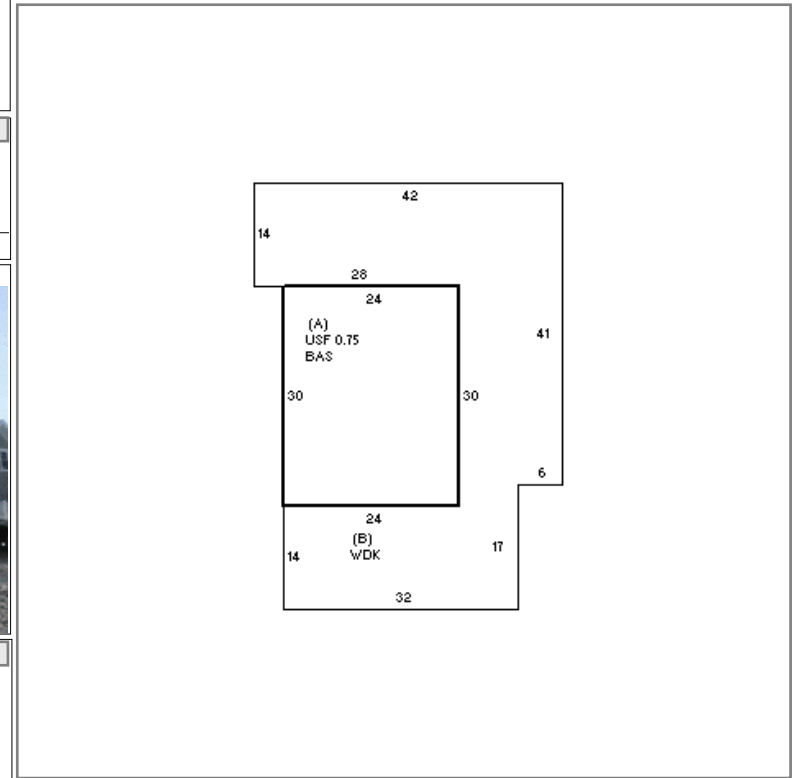
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|---------------|-------------|---------|------------|----|--------|-----|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 19-628 | 08/23/2019 | 3 | ALTERATIONS | 112,000 | 08/11/2020 | JD | 100 | 100 |
| 17-655 | 10/10/2017 | 3 | ALTERATIONS | 112,500 | 06/12/2018 | JD | 100 | 100 |
| 10-044 | 02/22/2010 | 2 | ADDITIONS | 5,000 | 09/10/2010 | SJ | 100 | 100 |
| 00-146 | 04/26/2000 | 3 | ALTERATIONS | | | | 100 | 100 |
| 91-90 | 04/01/1991 | 3 | ALTERATIONS | | | | 100 | 100 |

LAND

| TOTAL | 10,500 SF | ZONING | FRNT | 52 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh | HUMAROCK | NOTE | | | LAND | 615,700 | 526,800 |
| Inf1 | FACTOR 100 | | BUILDING | 307,000 | 273,100 | | |
| Inf2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 922,700 | 799,900 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 8/11/2020 | JD |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 8/11/2020 | EST |
| STYLE | 4 | 1.10 | CAPE [100%] | REVIEW | 3/10/2011 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

BLDG

| YEAR BLT | 1979 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 348,811 | | |
|------------|-------|------------|-------|-----------------|----|---------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 1,260 | DETAIL ADJ | 1.067 | FOUNDATION | 1 | PIER | 0.98 | A | BAS | L | BASE AREA | 720 | 1979 | 238.19 | 171,500 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$277 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLES | 1.00 | A | USF | L | UPPER STORY FIN | 540 | 1979 | 216.61 | 116,970 | EXTERIOR | G | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | WDK | N | WOOD DECK | 1,438 | | 38.40 | 55,219 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | | | | | | | | KITCHEN | G | | |
| | | | | FLOOR COVER | 14 | COMB | 1.00 | | | | | | | | | BATHS | G | | |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | | | | | | | | HEAT | G | | |
| | | | | HEATING/COOLING | 5 | ELECTRIC BB | 0.99 | | | | | | | | | ELECT | U | | |
| | | | | FUEL SOURCE | 3 | ELECTRIC | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2010 / 12 |
| | | | | | | | | | | | | | | | | | | COND | 12 12 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 12 % GD 88 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$307,000 |