

Key: 7132

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.815

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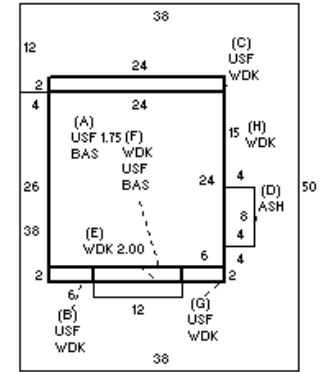
CURRENT OWNER				PARCEL ID				LOCATION			
CAPRARO CORINNE TR & JOY EDWARD W TR 90 SAMUEL CURTIS WAY UNIT 9 MARSHFIELD, MA 02050				69-1-24-0				262 CENTRAL AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAPRARO CORINNE TR & JOY CAROL A				11/13/2013	F	10	(119794)				
JOY EDWARD W & CARAL A				11/16/1994	F	1	(87290)				
				06/30/1988	XX		77207-0				

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	%
92-410	05/19/1992	1	NEW CONST				100	100
91-909	12/20/1991	4	DEMO				100	100
90-17	01/22/1990	3	ALTERATIONS				100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	11,000	HUM 1.00	100	1.00	100	1.00	748,000	3.27	100	1.00	WF7 1.70	617,290

TOTAL	11,021 SF	ZONING	FRNT	48	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	N O T E	LAND	617,300	528,200		
Inf1	FACTOR 100		BUILDING	415,100	383,000		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL			1,032,400	911,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/13/2009	PL
MODEL	1		RESIDENTIAL	LIST	10/13/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/10/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	525,425															
NET AREA	1,704	DETAIL ADJ	0.970	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	600	1994	242.18	145,309																	
\$NLA(RCN)	\$308	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,104	1994	220.24	243,143																	
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	2,772		46.08	127,734																	
				ROOF COVER	1	ASPH SHINGLES	1.00	D	ASH	N	ATT SHED	32		26.81	858																	
				FLOOR COVER	13	COMB	1.00																									
				INT FINISH	2	DRYWALL	1.00																									
				HEATING/COOLING	5	ELECTRIC BB	0.99																									
				FUEL SOURCE	3	ELECTRIC	1.00																									
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