

Key: 10692

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.350

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DAMRELL JEFFREY TR & CAMPBELL KATHLEEN B TR 41 MOUNT HOPE LN SCITUATE, MA 02066				17-2-13-0				41 MOUNT HOPE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DAMRELL JEFFREY TR & CAMPBELL KATHLEEN B TR				09/14/2020	F	100	53425-111				
DAMRELL JEFFREY TR & CAMPBELL KATHLEEN B TR				10/18/1989	QS		9410-175				

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	%
22-0297	03/21/2022	7	OTHERS		06/14/2022	JD	100	100
01-110	04/05/2001	2	ADDITIONS	48,000	11/29/2022	JD	100	100
99-344	06/30/1999	2	ADDITIONS				100	100
98-110	04/03/1998	2	ADDITIONS				100	100

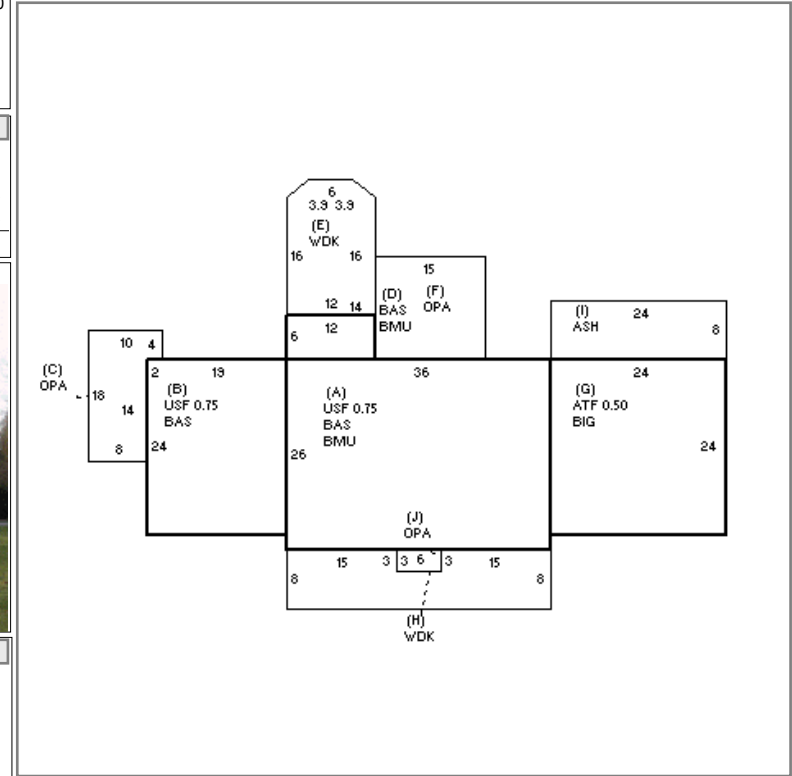
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.172	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	3,410

TOTAL	1.090 Acres	ZONING	W. SCITUATE	FRNT	79	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE		LAND	407,500	370,600		
Infl1	FACTOR 100		BUILDING	694,100	612,200			
Infl2	PHY 100		DETACHED	1,900	1,800			
			OTHER	0	0			
				TOTAL	1,103,500	984,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8 X 8		64	17.03	800
PTD	A	1.00	40 0.60 15 X 15		225	8.43	1,100



BUILDING	CD	ADJ	DESC	MEASURE	6/14/2022	JD
MODEL	1		RESIDENTIAL	LIST	6/14/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	11/29/2022	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1990	SIZE ADJ	1.000
NET AREA	2,796	DETAIL ADJ	1.133
\$NLA(RCN)	\$299	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		6	\$6,526
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,008		56.43	56,882
EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,044	1990	236.14	246,526
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,464	1990	259.66	380,147
ROOF COVER	2	WOOD SHINGLES	1.01	+	OPA	N	OPEN PORCH	632		61.80	39,058
FLOOR COVER	13	COMB	1.00	+	WDK	N	WOOD DECK	233		46.08	10,736
INT FINISH	2	DRYWALL	1.00	G	BIG	N	BUILT-IN GARAGE	576		57.98	33,396
HEATING/COOLING	2	HOT WATER	1.02	G	ATF	L	ATTIC FINISH	288	1990	167.77	48,318
FUEL SOURCE	2	GAS	1.00	I	ASH	N	ATT SHED	192		25.05	4,810
					F21	O	FPL 2S 1OP	1		9,886.80	9,887

TOTAL RCN	836,285
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2005 / 17
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$694,100