

Key: 4680

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.439

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DAMON ERIC P & D'ARCY F 53 OCEANSIDE DR SCITUATE, MA 02066				39-5-36-0				53 OCEANSIDE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DAMON ERIC P & D'ARCY F				04/01/2005	H	520,000	(107027)				
DOHERTY DOROTHY				01/01/1967	QS		38570-N/A				
DEMAMBRO FRANCIS & THERES				01/01/1961	XX		(C00028787)				

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	%
13-281	05/10/2013	2	ADDITIONS	12,000	07/16/2013	SJ	100	100
07-033	01/16/2007	3	ALTERATIONS	87,000	06/26/2007	SJ	100	100
95-368	06/01/1995	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,868	OS 1.00	100	1.00	528,000	2.46	100	1.00	WV3	1.20	443,810

TOTAL	14,854 SF	ZONING		FRNT	108	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	443,800	403,500		
Inf1	FACTOR 100		BUILDING	390,400	352,300			
Inf2	PHY 100		DETACHED	13,800	13,100			
			OTHER	0	0			
<b>TOTAL</b>				<b>TOTAL</b>	<b>848,000</b>	<b>768,900</b>		

DETACHED

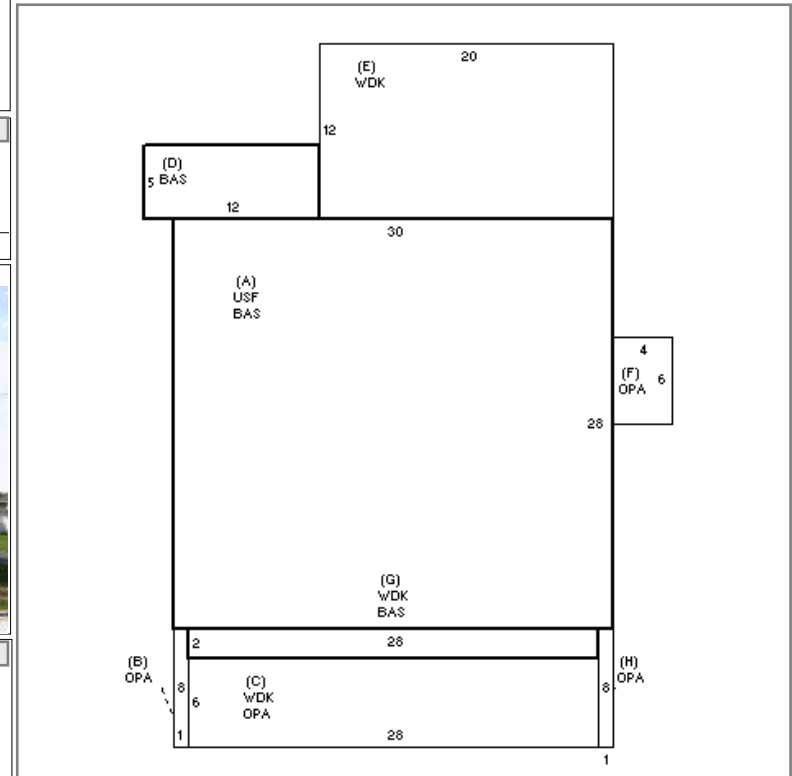
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70		400	49.28	13,800



BLDG COMMENTS	
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/16/2013	SJ
MODEL	1		RESIDENTIAL	LIST	7/16/2013	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/30/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1925	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	520,538
NET AREA	1,796	DETAIL ADJ	1.210	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	956	1925	273.84	261,792	CONDITION ELEM	CD
\$NLA(RCN)	\$290	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	840	1925	249.03	209,185	EXTERIOR	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	208	56.65	11,783	INTERIOR	
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	464	42.24	19,600	KITCHEN			
ROOMS	7	1.00	FLOOR COVER	2	SOFTWOOD	1.00		FPL	O	FIREPLACE	1	8,594.30	8,594	BATHS			
BEDROOMS	4	1.00	INT FINISH	1	PLASTER	1.00								HEAT			
BATHROOMS	3	1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03								ELECT			
# 1/2 BATHS	0	1.00	FUEL SOURCE	99	N/A	1.00											
TOT FIXTURES	9	\$9,583															
# UNITS	1	1.00															
																EFF.YR/AGE	1990 / 32
																COND	25 25%
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$390,400