

Key: 4772

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.524

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DAMON RALPH E & FAITH M 7 SPAULDING AVENUE SCITUATE, MA 02066				40-3-12-0				7 SPAULDING AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DAMON RALPH E & FAITH M				01/01/1967	QS		3287-239				
RYNNE PAUL P REVEREND				01/01/1961	XX		2804-87				
ROGERS ELIZABETH M				01/01/1922	XX		1394-365				

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	%
01-069	03/02/2001	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,373	OS 1.00	100	1.00	440,000	3.17	100	1.00	R08	1.00	363,800

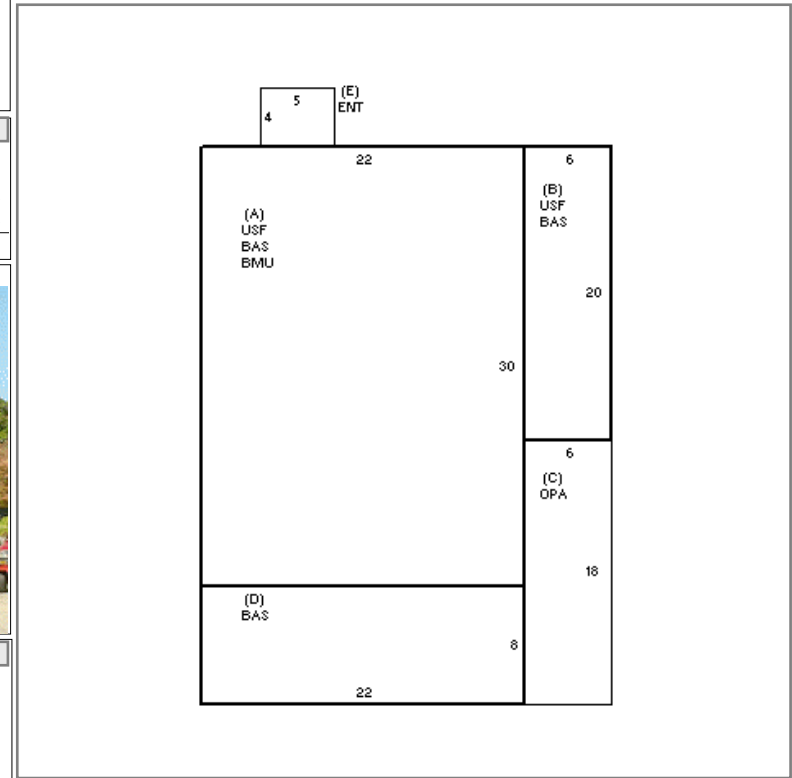
TOTAL	11,369 SF	ZONING		FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	363,800	330,700	
Inf1	FACTOR 100		BUILDING	171,600	161,100			
Inf2	PHY 100		DETACHED	4,600	4,400			
			OTHER	0	0			
					TOTAL	540,000	496,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	70 0.30		324	47.82	4,600



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/11/2009	PL
MODEL	1		RESIDENTIAL	LIST	6/11/2009	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/30/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1925	SIZE ADJ	1.000
NET AREA	1,736	DETAIL ADJ	1.224
\$NLA(RCN)	\$275	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	3	\$2,938	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	660		54.10	35,705
+	USF	L	UPPER STORY FIN	780	1925	230.65	179,908
+	BAS	L	BASE AREA	956	1925	253.63	242,473
C	OPA	N	OPEN PORCH	108		51.50	5,562
E	ENT	N	ENCLOSED ENTRY	20		97.70	1,954
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	476,779
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1952 / 70
COND	64 64 %
FUNC	0
ECON	0
DEPR	64 % GD 36
RCNLD	\$171,600