

Key: 4791

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.543

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GAWLIK PATRICK J & ANNA S 28 DAMON RD SCITUATE, MA 02066				46-12-12-0				28 DAMON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GAWLIK PATRICK J & ANNA S				06/03/2020	QS	709,000	52856-118				
DWYER ANNA R TR				07/24/2012	F	100	41694-306				
DWYER ANNA				01/01/1966	QS		3235-666				

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	%
95-89	03/02/1995	6	CYCL GROWTH		08/12/2021	JD	100	100
90-210	05/07/1990	3	ALTERATIONS				100	100
		3	ALTERATIONS				100	100
		3	ALTERATIONS				0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,135 OS	1.00	100	1.00	440,000	2.98	100	1.00	R08	1.00	365,180

TOTAL	12,135 SF	ZONING	IN M40	FRNT	266	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	365,200	332,000		
Inf1	FACTOR 100			BUILDING	445,500	396,300		
Inf2	PHY 100			DETACHED	21,700	20,600		
				OTHER	0	0		
				TOTAL	832,400	748,900		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50 20X20		400	49.28	9,900
IPV	A	1.00	30 0.70 30X16		480	35.05	11,800



BLDG COMMENTS	MLS
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BUILDING	CD	ADJ	DESC	MEASURE	8/12/2021	JD
MODEL	1		RESIDENTIAL	LIST	8/12/2021	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	2/7/2021	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	2,147	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	954		52.56	50,144	
\$NLA(RCN)	\$305	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	954	1930	267.93	255,603	
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.00	A	USF	L	UPPER STORY FIN	954	1930	243.65	232,443
STORIES	2.25	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	A	ATF	L	ATTIC FINISH	239	1930	173.11	41,373		
ROOMS	8	1.00	FLOOR COVER	2	SOFTWOOD	1.00	+	EPA	N	ENCLOSED PORCH	242		99.22	24,011		
BEDROOMS	5	1.00	INT FINISH	1	PLASTER	1.00	+	OPA	N	OPEN PORCH	636		56.65	36,029		
BATHROOMS	2	1.00	HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1			9,062.90	9,063		
# 1/2 BATHS	0	1.00	FUEL SOURCE	2	GAS	1.00	GEN	O	GENERATOR	1			0.00			
TOT FIXTURES	6	\$6,463														
# UNITS	1	1.00														

TOTAL RCN	655,128
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	U
EFF.YR/AGE	1971 / 51
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$445,500

