

Key: 5505

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.236

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CURRENT OWNER				PARCEL ID				LOCATION			
CLARK MATTHEW M 3 DAMON RD SCITUATE, MA 02066				46-11-2-0				3 DAMON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
CLARK MATTHEW M				09/12/2003	A	420,000		(104095)			
CALLIS SAMUEL C & ANNE G				01/01/1971	QS			(45953)			
MACFARLAND ALICE M				01/01/1955	QS			(21131)			

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	%
14-187	12/24/2014	3	ALTERATIONS	8,500	08/06/2015	SJ	100	100

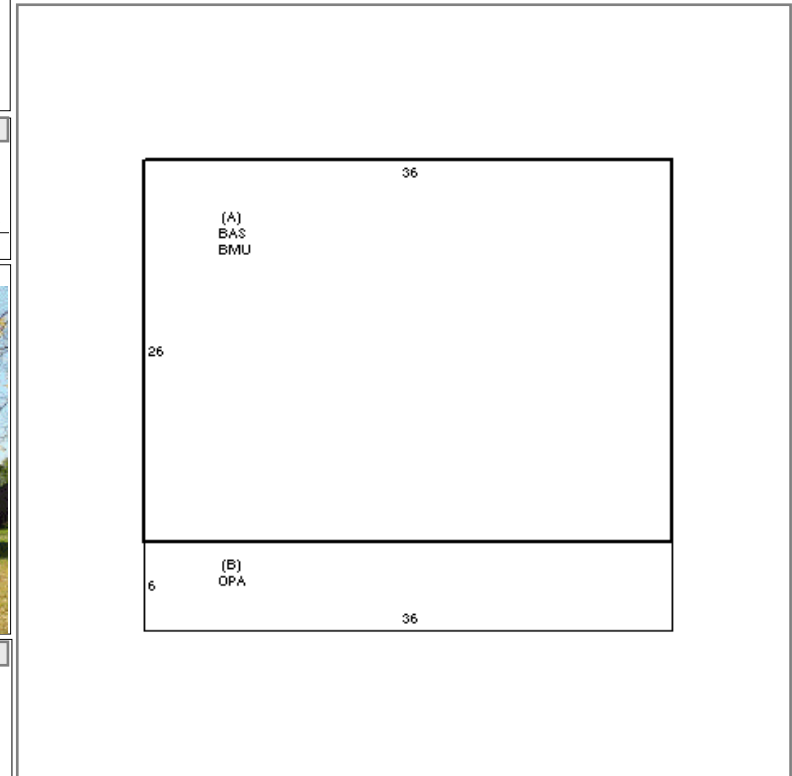
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,500	OS 1.00	100	1.00	528,000	2.90	100	1.00	WV3	1.20	438,980

TOTAL	12,500 SF	ZONING		FRNT	118	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E		LAND	439,000	399,100		
Inf1	FACTOR 100		BUILDING	182,000	161,800			
Inf2	PHY 100		DETACHED	57,500	54,700			
			OTHER	0	0			
				TOTAL	678,500	615,600		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFL	G	1.20	20 0.80	ACC. DWELLIN	1976	728	96.14
SHF	A	1.00	10 0.90			120	13.93
							56,000
							1,500



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BUILDING	CD	ADJ	DESC	MEASURE	7/20/2009	PL
MODEL	1		RESIDENTIAL	LIST	7/20/2009	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/25/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
LEGAL ACCESSORY DWELLING (GARAGE)

YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	263,772		
NET AREA	936	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		48.08	45,001	CONDITION ELEM	CD		
\$NLA(RCN)	\$282	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	936	1953	211.27	197,753	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	216		51.50	11,124	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00		FPL	O	FIREPLACE	1		7,813.00	7,813	KITCHEN			
				FLOOR COVER	14	COMB	1.00									BATHS			
				INT FINISH	1	PLASTER	1.00									HEAT			
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT			
				FUEL SOURCE	99	N/A	1.00												
																		EFF.YR/AGE	1972 / 50
																		COND	31 31 %
																		FUNC	0
																		ECON	0
																		DEPR	31 % GD 69
																		RCNLD	\$182,000