

Key: 5516

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.246

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
WHELAN STEPHANIE 18 DAMON RD SCITUATE, MA 02066				46-12-16-0				18 DAMON RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WHELAN STEPHANIE				06/29/2020	QS	699,000	(130346)					
GEORGE CHRISTOPHER				10/01/2014	F	1	(121072)					
BERGONZI JESSICA				06/05/2002	QS	323,000	(101378)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,009	OS	1.00	1.00	440,000	6.92	1.00	R08	1.00		349,460

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	%
09-416	09/11/2009	6	CYCL GROWTH		09/24/2020	JD	100	100
		3	ALTERATIONS	3,000	08/12/2010	SJ	100	100
		2	ADDITIONS		08/08/2007	SJ	70	100
05-117	03/28/2005	2	ADDITIONS	200,000	06/29/2005	SJ	100	100
94-155	05/02/1994	3	ALTERATIONS				100	100

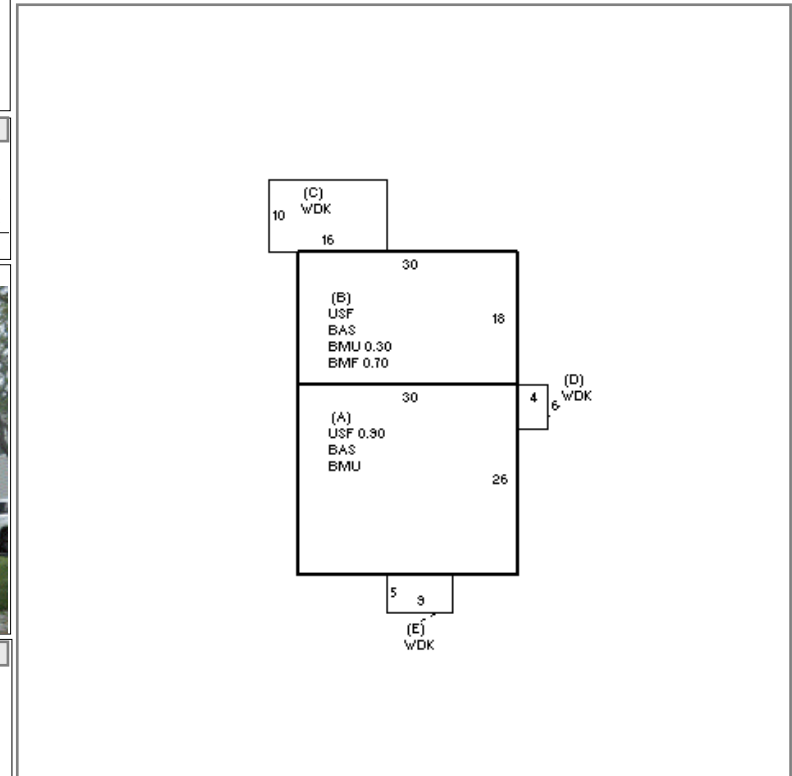
TOTAL	5,009 SF	ZONING		FRNT	36	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E	T/B/T/E	LAND	349,500	317,700		
Inf1	FACTOR 100		BUILDING	504,400	449,100			
Inf2	PHY 100		DETACHED	1,200	1,100			
			OTHER	0	0			
<b>TOTAL</b>				<b>TOTAL</b>	<b>855,100</b>	<b>767,900</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
PTD	A	1.00	20 0.80		160	9.28	1,200	08/09/2021



BUILDING	CD	ADJ	DESC	MEASURE	8/12/2021	JD
MODEL	1		RESIDENTIAL	LIST	8/12/2021	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	9/24/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	MLS
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YEAR BLT	1948	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,562	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$246	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1.9	1.00		ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	7	1.00		FLOOR COVER	2	SOFTWOOD	1.00
BEDROOMS	3	1.00		INT FINISH	1	PLASTER	1.00
BATHROOMS	2	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03
# 1/2 BATHS	2	1.00		FUEL SOURCE	2	GAS	1.00
TOT FIXTURES	12	\$10,877					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	630,497
+	BMU	N	BSMT UNFINISHED	942		43.87	41,324	CONDITION ELEM	CD
A	BAS	L	BASE AREA	780	1948	219.01	170,830	EXTERIOR	A
+	USF	L	UPPER STORY FIN	1,242	1948	199.17	247,368	INTERIOR	G
B	BMF	N	BSMT FINISH-SEP	378		61.58	23,278	KITCHEN	V
B	BAS	L	BASE AREA	540	2005	219.01	118,267	BATHS	G
+	WDK	N	WOOD DECK	229		38.40	8,794	HEAT	A
	F21	O	FPL 2S 1OP	1		8,239.00	8,239	ELECT	U
	ODS	O	OUT DOOR SHOWER	1		1,520.00	1,520		

EFF.YR/AGE	2002 / 20
COND	18 18 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$504,400