

Key: 5517

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.247

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
COLE LAUREN A, ELAINE L & DAVID I				46-12-17-0				16 DAMON RD			
16 DAMON RD SCITUATE, MA 02066				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
				COLE LAUREN A, ELAINE L & MACQUARRIE JOS G & TERESA		07/27/2020	O	460,450	(130485) (12572)		
						01/01/1949	QS				

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	%
20-511	08/26/2020	3	ALTERATIONS	40,000	08/09/2021	JD	100	100

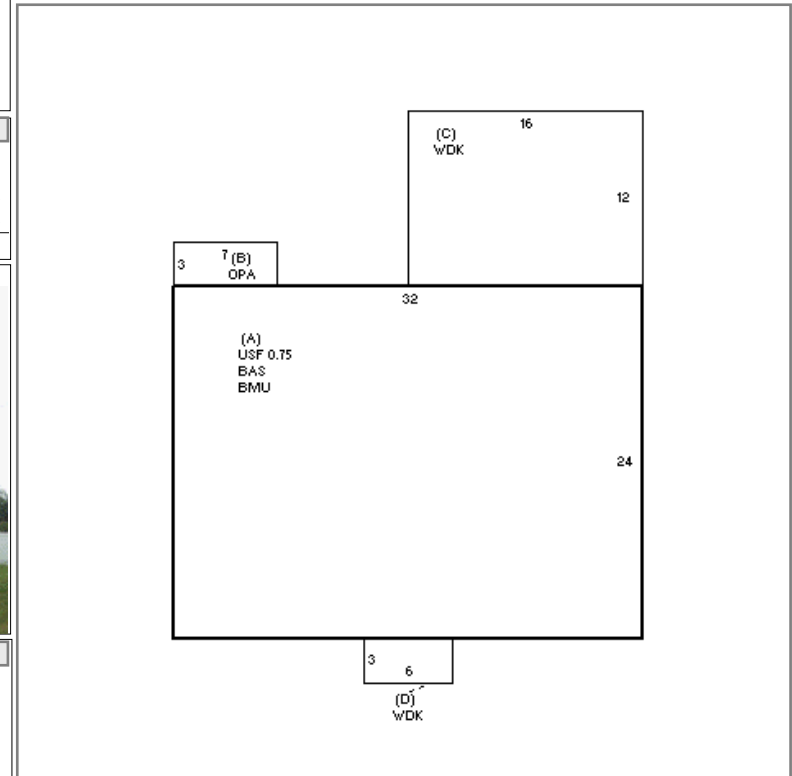
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,000	OS 1.00	100	1.00	100	1.00	440,000	6.92	100	1.00	R08 1.00	349,460

TOTAL	5,009 SF	ZONING	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	349,500	317,700
Inf1	FACTOR 100		BUILDING	324,100	288,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	673,600	606,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
MLS



BUILDING	CD	ADJ	DESC	MEASURE	8/9/2021	JD
MODEL	1		RESIDENTIAL	LIST	8/9/2021	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	9/27/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1948	SIZE ADJ	1.000
NET AREA	1,344	DETAIL ADJ	1.122
\$NLA(RCN)	\$280	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
# 1/2 BATHS		1	1.00
TOT FIXTURES		5	\$4,488
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		51.24	39,349
EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	768	1948	246.45	189,275
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	1948	224.12	129,094
ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	21		51.52	1,082
FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	210		38.40	8,064
INT FINISH	2	DRYWALL	1.00	GFP	O		GAS FIREPLACE	1		5,556.00	5,556
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	376,908
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2008 / 14
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86
RCNLD	\$324,100