

Key: 8017

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.695

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
EMS COUNTRY WAY LLC PO BOX 395 SCITUATE, MA 02066				53-5-33-0				22 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
EMS COUNTRY WAY LLC				07/12/2004	B	200,000	28640-329				
LAMB SARAH L				02/22/1980	QS		4795-453				
LAMB SARAH L				01/01/1974	QS	46,000	3871-578				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3260	100	RESTAURANTS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12-021	01/19/2012	3	ALTERATIONS	3,000	08/23/2012	SJ	100	100
		3	ALTERATIONS				100	100

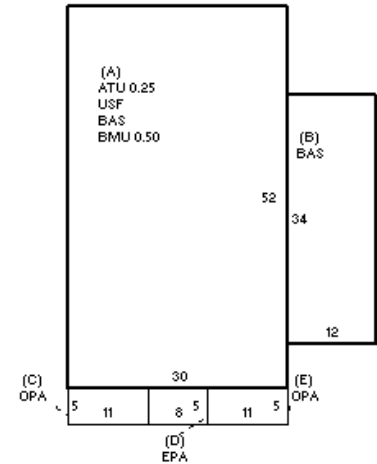
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	6,746	C03 1.00	100	1.00	301,425	3.49	100	1.00	C03	0.75	162,710

TOTAL	6,752 SF	ZONING	FRNT	146	ASSESSED	CURRENT	PREVIOUS
Ngh	3	NOTE	LAND	162,700	155,700		
Inf1	FACTOR 100		BUILDING	346,200	330,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	508,900	486,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/19/2022	PJK
MODEL	5		CIM-5	LIST	5/4/2011	DF
STYLE	39	0.81	RESTAURANT [44%]	REVIEW	10/11/2022	PJK
QUALITY	+	1.05	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
crust pizza & Shawn Harris Enterprises(home heating fuel office)

YEAR BLT	1853	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	540,924		
NET AREA	3,528	DETAIL ADJ	0.789	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	780		29.40	22,932	CONDITION ELEM	CD		
\$NLA(RCN)	\$153	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BASE AREA	1,560	1853	141.98	221,495	EXTERIOR	A		
				ROOF SHAPE	3	GAMBRELL	1.01	A	USF	L	UP-STRY FIN	1,560	1853	141.98	221,495	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SHIN	1.00	A	ATU	N	ATTIC UNF	390		31.50	12,285	CDN/APP	A		
				FLOOR COVER	3	W/W CARPET	1.00	B	BAS	L	BASE AREA	408	1853	141.98	57,929				
				INT. FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	110		29.40	3,234				
				HEATING/COOL	1	FORCED AIR	1.00	D	EPA	N	ENCL PORCH	40		38.85	1,554				
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1977 / 45
																		COND	36 36 %
																		FUNC	0
																		ECON	0
																		DEPR	36 % GD 64
																		RCNLD	\$346,200