

Key: 1062

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.070

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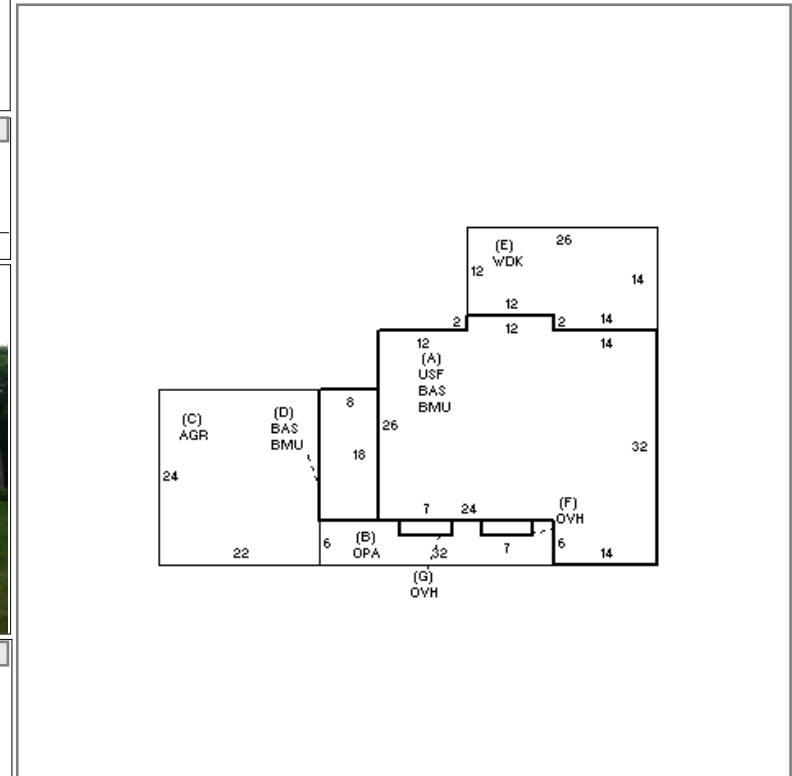
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CURRENT OWNER				PARCEL ID				LOCATION				
ZAPPALA JOHN PO BOX 725 SAGAMORE BEACH, MA 02562				6.0-142-0				31 FIELDWOOD DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ZAPPALA JOHN				01/06/2010	U	304,000	(190464)					
MCCORMACK PETER W				04/27/2005	QS	516,750	(176524)					
LEMON STEEN C JR & C MARI				11/26/2001	F	1	(163487)					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	31,878 1	1.00	100	1.00	259,270	1.18	A	1.00	R04	1.10	224,010

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	%
02403	06/14/2002	3	ALT/RENO		06/22/2022	SL	100	100
970400	08/07/1997	8	POOL	17,000	04/28/2004	TL	100	100
		1	NEW CONSTRU	100,000	10/06/1999	EB	100	100

TOTAL	31,886 SF	ZONING	1	FRNT	146	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on Chariot Crossing	LAND		224,000	198,300		
Infl1	AVG		BUILDING		540,400	478,200		
N_Index	AVG		DETACHED		18,800	17,900		
		OTHER		0	0			
TOTAL				783,200	694,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G	1.20	10 0.90	18 X 37	2002	666	31.31
SHF	A	1.00	50 0.50	8 X 12			18,800
							0.00



BUILDING	CD	ADJ	DESC	MEASURE	7/14/2021	NMP
MODEL	1		RESIDENTIAL	LIST	7/14/2021	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/22/2022	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1998	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	659,013			
NET AREA	2,364	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,240		40.12	49,745	CONDITION ELEM CD				
\$NLA(RCN)	\$279	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,240	1998	236.06	292,711	EXTERIOR	A			
				ROOF SHAPE	2	HIP	1.02	A	USF	L	UPPER STORY FIN	1,096	1998	130.56	143,091	INTERIOR	A			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	OPA	N	OPEN PORCH	192		82.08	15,758	KITCHEN	A			
				FLOOR COVER	1	HARDWOOD	1.02	C	AGR	N	ATT GARAGE	528		77.61	40,979	BATHS	A			
				INT. FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	340		26.82	9,119	HEAT	A			
				HEATING/COOLING	9	WARM-COOL AIR	1.03	+	OVH	L	OVERHANG	28	1998	227.43	6,368	ELECT	A			
				FUEL SOURCE	2	GAS	1.00		BGF	N	BSMT GOOD FINIS	1,000		56.04	56,039					
				USE	0		1.00		F21	O	FPL 2S 1OP	1		11,061.90	11,062					
													FIX	O	XTRA FIXTURES	7	2,674.20	18,719		
													JAC	O	JACUZZI	1	15,420.60	15,421		
													EFF.YR/AGE		2001 / 21					
													COND	18	18 %					
													FUNC	0						
													ECON	0						
													DEPR	18	% GD	82				
													RCNLD	\$540,400						