

Key: 10659

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.919

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MASCIOLI STEPHEN & EDWARD & JUDITH MASCIOLI 82 NORTH AVENUE NATICK, MA 01760				50.0-117-0				7 GULL LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
MASCIOLI STEPHEN & EDWARD				02/27/2020	F			32720-14			
MASCIOLI STEPHEN & EDWARD				11/06/2019	F			32446-276			
MASCIOLI ROSALIE A					XX			2351-258			

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	%
930248	05/24/1993	9	DECK	4,000	12/15/1994	JS	100	100

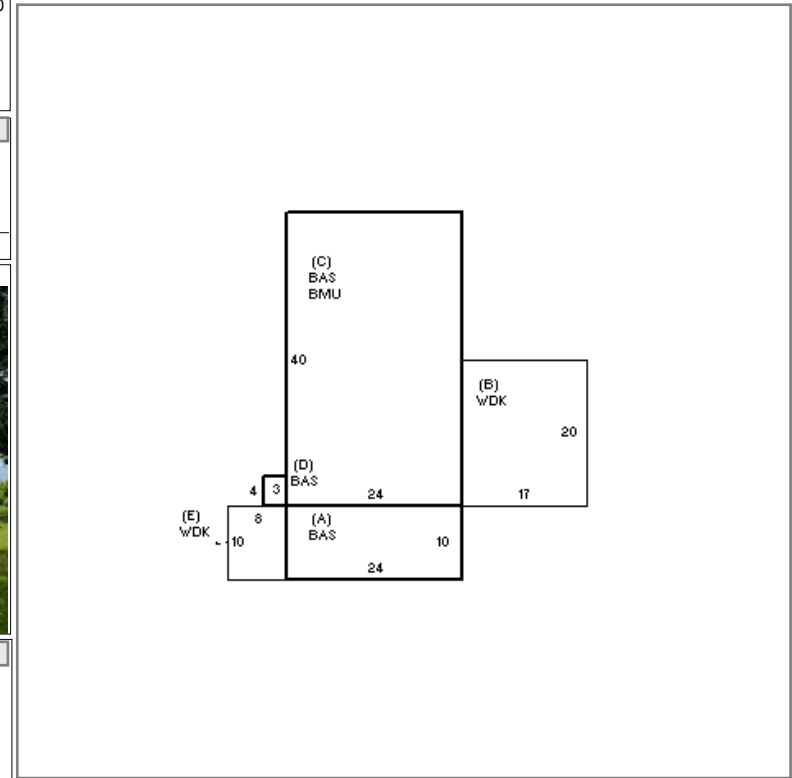
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	15	1.00	100	1.00	100	1.00	3,181,950	1.00	A	1.00	BSP	13.50		2,921,320
300	A	0.542	15	1.00	100	1.00	100	1.00	220,050	1.00	A	1.00	BSP	13.50		119,270

TOTAL	1.460 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE	LAND	3,040,600	2,690,800			
Infl1	AVG		BUILDING	232,600	205,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	3,273,200	2,896,600				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/23/2021
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/23/2021	TL
MODEL	1		RESIDENTIAL	LIST	11/28/2021	VER
STYLE	1	0.95	RANCH [100%]	REVIEW	11/28/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1962	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	273.638	
NET AREA	1,212	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BAS	L	BASE AREA	240	2021	185.08	44,419	CONDITION ELEM	CD	
\$NLA(RCN)	\$226	OVERALL	0.970	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	420		21.03	8,832	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	960		35.90	34,465	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	972	1962	185.08	179,895	KITCHEN	G	
				FLOOR COVER	5	VINYL	1.00		FIX	O	XTRA FIXTURES	1		2,097.10	2,097	BATHS	G	
				INT. FINISH	1	PLASTER	1.00		MST	O	MAS/METAL STACK	1		3,929.30	3,929	HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
				USE	0		1.00											

EFF.YR/AGE	2004 / 18
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$232,600