

Key: 10733

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.006

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FERRUCCI ROBERT & KIMBERLY PO BOX 34 CATAUMET, MA 02534				51.0-21-0				1183 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FERRUCCI ROBERT & KIMBERL				08/02/2019	QS	400,000	(220137)				
MELE PATRICIA M &				08/05/2003	F	100	(170097)				
HEATH PATRICIA M				08/05/2003	N		(53279)				

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 %
EXB-22-164	03/25/2022	3	ALT/RENO	33,840			0 0
990263	05/17/1999	3	ALT/RENO	5,000	11/05/1999	MS	100 100
		13	OTHER				100 100

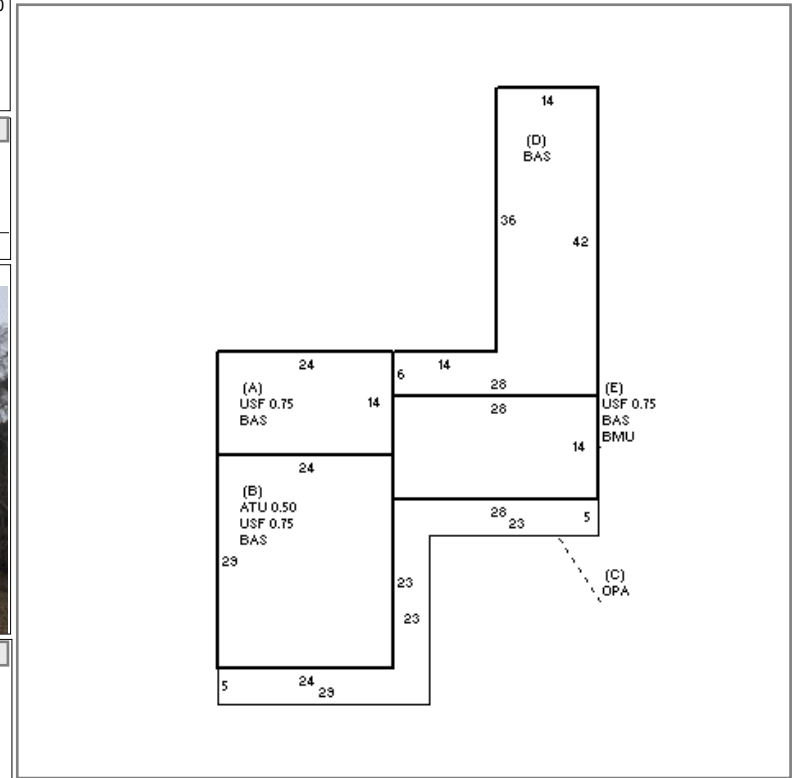
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	14	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	0.912	14	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		14,120

TOTAL	1.830 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		NOTE				LAND	219,700	194,400
Infl1	AVG						BUILDING	355,500	310,500
N_Index	AVG						DETACHED	1,900	1,800
							OTHER	0	0
							TOTAL	577,100	506,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	F	0.70	P 0.40 14 X 16		224	10.66	1,000
SHF	F	0.70	P 0.40 12 X 18		216	10.66	900



BUILDING	CD	ADJ	DESC	MEASURE	3/7/2023	TL
MODEL	1		RESIDENTIAL	LIST	4/5/2017	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	3/7/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1840	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,164	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	2,096	1840	212.05	444,448
\$NLA(RCN)	\$216	OVERALL	1.240	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,068	1840	128.28	136,999
CAPACITY				ROOF SHAPE	1	GABLE	1.00	B	ATU	N	ATTIC UNF	348		52.15	18,147
STORIES	1.75	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	375		72.61	27,230	
ROOMS	13	1.00	FLOOR COVER	1	HARDWOOD	1.02	E	BMU	N	BSMT UNFINISHED	392		75.74	29,690	
BEDROOMS	6	1.00	INT. FINISH	1	PLASTER	1.00		F22	O	FPL 2S 2OP	1		11,376.90	11,377	
BATHROOMS	3	1.00	HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	6		2,627.58	15,766	
FIXTURES	11	1.00	FUEL SOURCE	2	GAS	1.00									
GARAGE CAPACITY	0	1.00	USE	0		1.00									
% BSMT FINISH	0	1.00													
# OF HALF BATHS	0	1.00													
# OF UNITS	1	1.00													

TOTAL RCN	683,656	
CONDITION ELEM	CD	
EXTERIOR	P	
INTERIOR	P	
KITCHEN	F	
BATHS	F	
HEAT	O	
ELECT	O	
EFF.YR/AGE	1971 / 51	
COND	48	48 %
FUNC	0	
ECON	0	
DEPR	48	% GD 52
RCNLD	\$355,500	