

Key: 10768

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.042

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FACHETTI DAVID J ETUX C/O FACHETTI DAVID & JILL TRS 40 GREENWICH PARK #2 BOSTON, MA 02118				51.1-9-0				16 SCOTCH HOUSE COVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FACHETTI DAVID & JILL TRS				10/17/2023	F	100	36038-157				
FACHETTI DAVID J ETUX				08/30/2012	QS	1,565,000	26632-349				
CORCORAN P LEO TR				12/22/1993	A	1	8963-330				

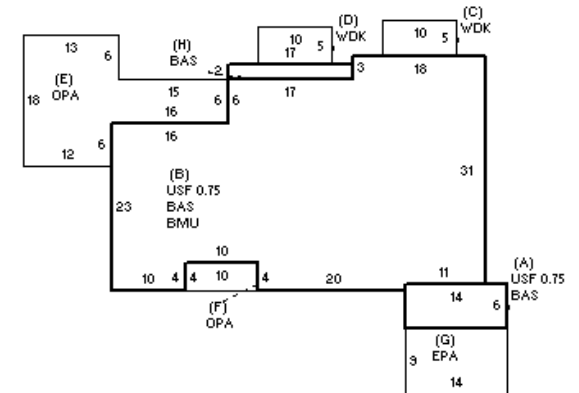
CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	14	1.00	DCK	1.00	100	1.00	BVG	7.25		1,568,860
300	A	0.262	14	1.00	100	1.00	100	1.00	BVG	7.25		30,960

TOTAL	1.180 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		N Elevation of land lowest in area; shared dock w/12 Scotch House; T Chapter 91 License #88-11 Expires 2093 E	LAND	1,599,800	1,415,800			
Inf1	DOCK			BUILDING	473,300	418,800			
N_Index	AVG			DETACHED	204,900	198,000			
				OTHER	0	0			
				TOTAL	2,278,000	2,032,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/30/2010
DGF	A	1.00	10 0.90	22 X 22	484	38.49	16,800		
CTA	G	1.20	50 0.50		1	23,335.68	11,700		
PPD	E	1.90	10 0.90	4 X 121	484	344.28	150,000		
FLD	E	1.90	10 0.90	16 X 16	256	114.76	26,400		

BUILDING	CD	ADJ	DESC	MEASURE	7/1/2010	TL
MODEL	1		RESIDENTIAL	LIST	7/1/2010	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	4/12/2018	BC
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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 %
13294	05/07/2013	12	CYCLICAL	20,000	04/12/2018	DB	100 100
13078	02/13/2013	9	DECK	50,000			100 100
990082	02/18/1999	3	ALT/RENO	32,000	11/15/1999	MS	100 100
930075	02/24/1993	3	ALT/RENO	16,000	06/10/1994	JS	100 100



BLDG COMMENTS

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	622,795
NET AREA	2,670	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,504	1900	221.52	333,167		
\$NLA(RCN)	\$233	OVERALL	1.150	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,103	1900	125.54	138,473		
				ROOF SHAPE	1	GABLE	1.00	B	BMU	N	BSMT UNFINISHED	1,386		38.58	53,466		
				ROOF COVER	2	WOOD SHINGLES	1.02	+	WDK	N	WOOD DECK	100		53.13	5,313		
				FLOOR COVER	1	HARDWOOD	1.02	+	OPA	N	OPEN PORCH	358		71.06	25,441		
				INT. FINISH	1	PLASTER	1.00	G	EPA	N	ENCLOSED PORCH	126		99.34	12,517		
				HEATING/COOLING	8	HEAT PUMP	1.04	USF	L	UPPER STORY FIN	63	1900	132.86	8,370			
				FUEL SOURCE	3	ELECTRIC	1.00	F12	O	FPL 1S 2OP	2		10,166.55	20,333			
				USE	0		1.00	FIX	O	XTRA FIXTURES	10		2,571.49	25,715			

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF. YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$473,300	