

Key: 10878

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.158

LEGAL

LAND

DETACHED

BUILDING

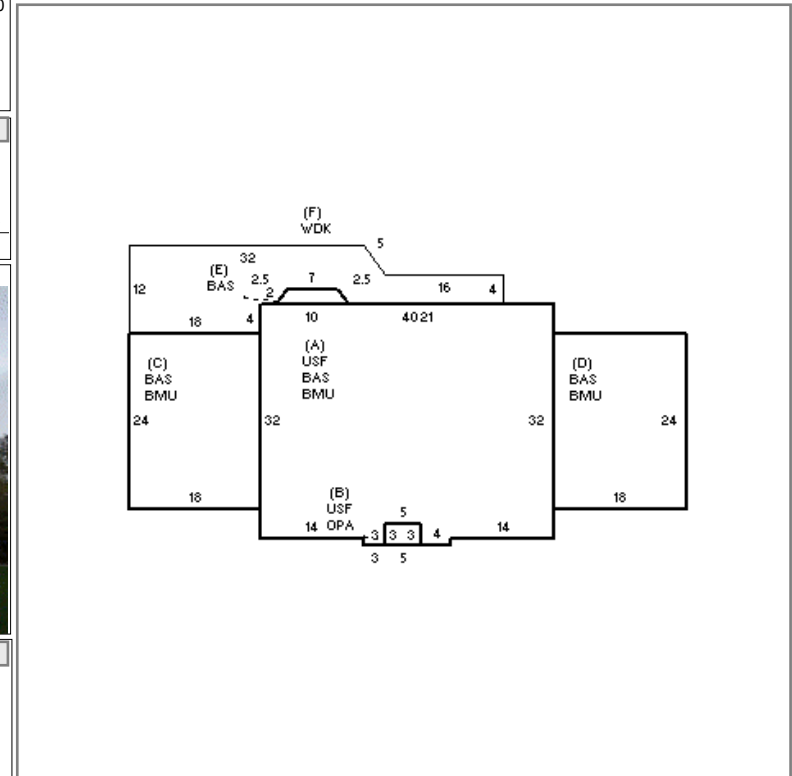
CURRENT OWNER		PARCEL ID	LOCATION			
SEGADELLI J DREW & SHARON K SEGADELLI P O BOX 474 CATAUMET, MA 02534-0474		51.2-59-0	4 OLD CATAUMET PASSAGE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
SEGADELLI J DREW & COLBOURN EDWARD W AND MILLER, MARTIN L.		07/01/1999	P	92,500	12382-204	
		06/29/1998	QS	77,500	11534-44	
		12/09/1997	QS	65,000	N/A-N/A	

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	%
04744	10/08/2004	8	POOL	27,000	09/15/2006	DB	100	100
990724	11/22/1999	1	NEW CONSTRUC	175,000	10/17/2000	TL	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	294,625	1.00	A	1.00	R06	1.25		270,490
300	A	0.042	14	1.00	100	1.00	100	1.00	20,375	1.00	A	1.00	R06	1.25		860

TOTAL	41,818 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	271,400	240,200			
Infl1	AVG		BUILDING	598,600	536,100			
N_Index	AVG		DETACHED	31,700	30,100			
			OTHER	0	0			
			TOTAL	901,700	806,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
IPG	E	1.90	10 0.90	18 X 40	2004	720	48.88	31,700



BUILDING	CD	ADJ	DESC	MEASURE	10/17/2000	TL
MODEL	1		RESIDENTIAL	LIST	10/17/2000	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/13/2002	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2000	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	721,243		
NET AREA	3,450	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	2,141		33.65	72,047	CONDITION ELEM	CD		
\$NLA(RCN)	\$209	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,292	2000	121.76	157,312	EXTERIOR	A		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	1.00	B	OPA	N	OPEN PORCH	15		111.33	1,670	INTERIOR	A		
STORIES	2	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	2,158	2000	201.27	434,346	KITCHEN	A			
ROOMS	8	1.00	FLOOR COVER	1	HARDWOOD	1.02	F	WDK	N	WOOD DECK	393		25.01	9,830	BATHS	A			
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	BMG	O	BSMT GARAGE	2	8,347.70		16,695	HEAT	A				
BATHROOMS	3	1.00	HEATING/COOLING	9	WARM-COOL AIR	1.03	F11	O	FPL 1S 1OP	1	9,390.00		9,390	ELECT	A				
FIXTURES	13	1.00	FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	8	2,494.04		19,952						
GARAGE CAPACITY	2	1.00	USE	0		1.00													
% BSMT FINISH	0	1.00																	
# OF HALF BATHS	1	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	2002 / 20		
																COND	17 17 %		
																FUNC	0		
																ECON	0		
																DEPR	17	% GD	83
																RCNLD	\$598,600		