

Key: 120

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 117

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CARLONE KENNETH M & DENA L TRS CARLONE REVOCABLE FAMILY TR 1 INDIAN TRAIL SAGAMORE BEACH, MA 02562				2.3-27-0				1 INDIAN TRAIL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARLONE KENNETH M & DENA				10/05/2022	F	1	35409-204				
CARLONE KENNETH M ETUX				06/01/2016	P	355,000	29691-87				
NOVAKOWSKI JOSEPH &				11/26/1985	QS	70,000	4816-143				

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	%
PL-22-194	06/15/2022	3	ALT/RENO		07/01/2022	RP	100	100
B-22-86	03/22/2022	3	ALT/RENO	11,946	12/06/2022	TL	100	100
H407	05/27/2020	1	NEW CONSTRUC	100,000	12/06/2022	TL	100	100
18768	09/06/2018	1	NEW CONSTRUC	750,000	10/22/2019	TL	100	100

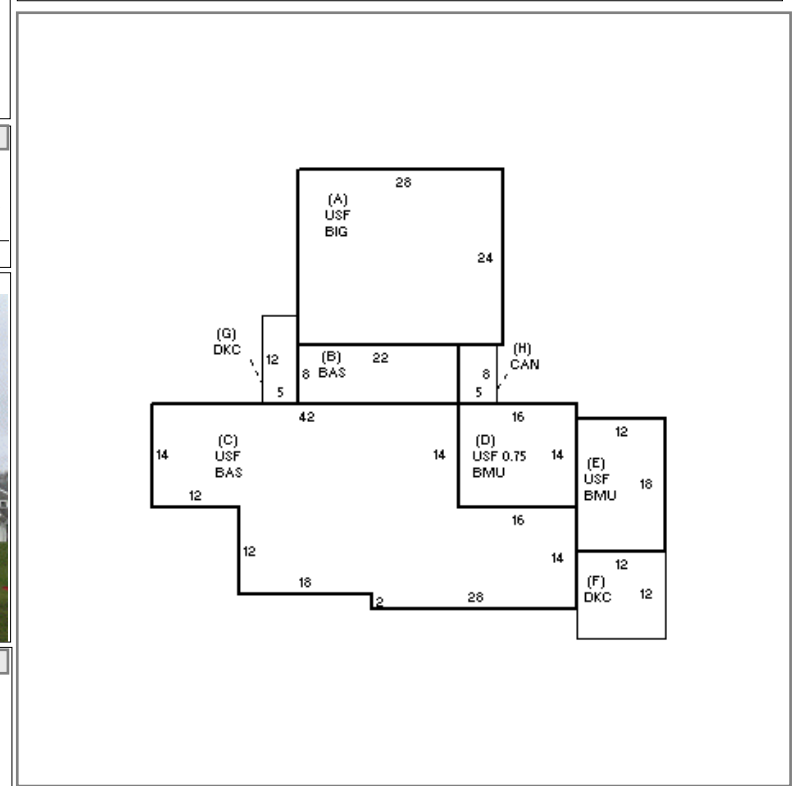
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,976	1	1.00	100	1.00	100	1.00	518,540	1.79	A	1.00	BA+	2.20			403,490

TOTAL	18,976 SF	ZONING	1	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	110' frontage on Crabrock Rock Way; Map 2.3 Pcl 29 combined; 4/19 lpi adj to BA+ for consistency w/abutts (BC); removed topo for fy21			LAND	403,500	357,100
Infl1	AVG		BUILDING	688,600	630,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,092,100	987,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	NMP
MODEL	1		RESIDENTIAL	LIST	10/26/2022	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/6/2022	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2018	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,624	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BIG	N	BUILT-IN GARAGE	672		89.95	60,446
\$NLA(RCN)	\$192	OVERALL	1.120	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	2,252	2018	105.67	237,975
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,372	2018	229.28	314,569
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	440		56.14	24,703
				FLOOR COVER	1	HARDWOOD	1.02	+	DKC	N	DECK-COMPOSITE	204		76.58	15,623
				INT. FINISH	1	PLASTER	1.00	H	CAN	N	CANOPY	40		16.65	666
				HEATING/COOLING	9	WARM-COOL AIR	1.03		FIX	O	XTRA FIXTURES	13		2,597.45	33,767
				FUEL SOURCE	2	GAS	1.00		GFP	O	GAS FIREPLACE	1		7,806.00	7,806
				USE	0		1.00								

TOTAL RCN	695,555
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 2019 / 3	
COND	2 2 %
FUNC	0
ECON	0
DEPR	1 % GD 99
RCNLD	\$688,600