

Key: 1394

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.398

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MAZZOLA JASON & DEANA M MAZZOLA 25 HUNTERS RIDGE RD SAGAMORE BEACH, MA 02562				7.2-36-0				25 HUNTERS RIDGE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MAZZOLA JASON & AHA PROPERTIES SPE LLC				07/26/2022	QS	635,000	(230615)				
				06/04/2021	O	250,000	(226512)				
				05/24/2017	F	1	(212982)				

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-22-699	10/18/2022	3	ALT/RENO		01/19/2023	TL	0 0
SR-22-42	09/23/2022	4	DETACH.STRUC	3,708	01/19/2023	TL	100 100
E-22-66	01/31/2022	3	ALT/RENO	12,000			100 100
B-21-455	12/20/2021	3	ALT/RENO	89,780	01/19/2023	TL	100 100

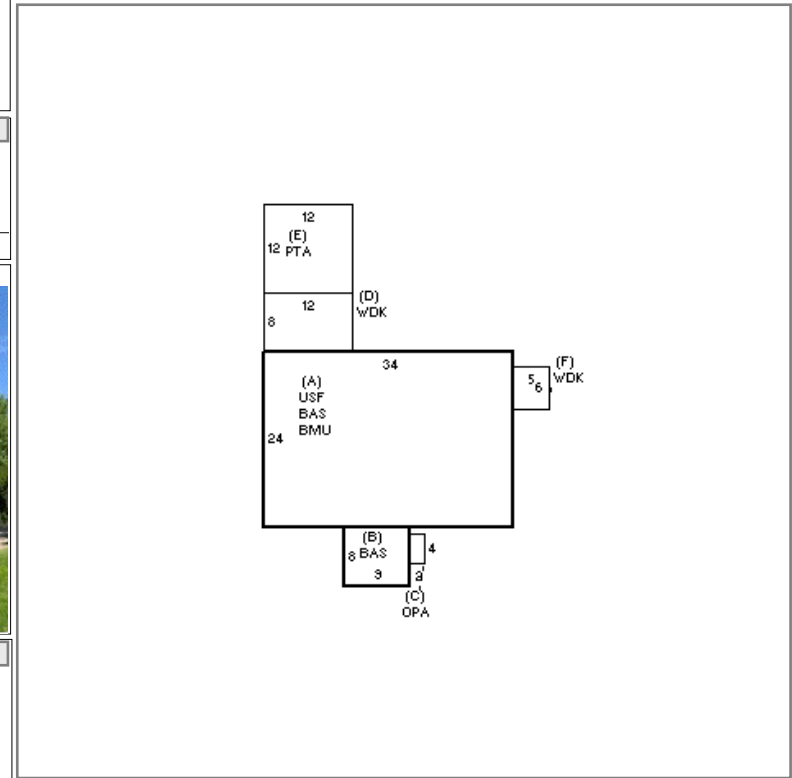
TOTAL	10,106 SF	ZONING	1	FRNT	105	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE RESIDENT OF FALMOUTH	LAND	186,400	165,000			
Inf1	AVG		BUILDING	333,300	230,100			
N_Index	AVG		DETACHED	2,100	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>521,800</b>	<b>395,100</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10 0.90	10 X 12	2022	120	19.71	2,100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	NMP
MODEL	1		RESIDENTIAL	LIST	1/19/2023	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	1/19/2023	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1973	SIZE ADJ	1.010
NET AREA	1,704	DETAIL ADJ	1.000
\$NLA(RCN)	\$210	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		9	1.00
GARAGE CAPACITY		0	1.00
% BSMT FINISH		0	1.00
# OF HALF BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		40.99	33,449
EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	816	1973	121.01	98,747
ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	888	1973	222.92	197,953
ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	8		106.94	856
FLOOR COVER	2	SOFTWOOD	1.02	+	WDK	N	WOOD DECK	126		44.42	5,597
INT. FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	144		16.07	2,314
HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP		1		9,902.50	9,903
FUEL SOURCE	1	OIL	1.00	FIX	O	XTRA FIXTURES		4		2,393.83	9,575
USE	0		1.00								

TOTAL RCN	358,392
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2012 / 10
COND	7 7 %
FUNC	0
ECON	0
DEPR	7 % GD 93
RCNLD	\$333,300