

Key: 1592

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.591

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GIUGGIO WILLIAM R & ANN M GIUGGIO 2 NAUSHON RD SAGAMORE BEACH, MA 02562-2718				7.4-39-0				2 NAUSHON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GIUGGIO WILLIAM R & GIUGGIO WILLIAM R				06/07/1999	F	1 (153443)					
				04/19/1977	QS	35,000 (70237)					

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	%
07686	11/13/2007	10	WOODSTOVE	300	03/28/2008	TL	100	100

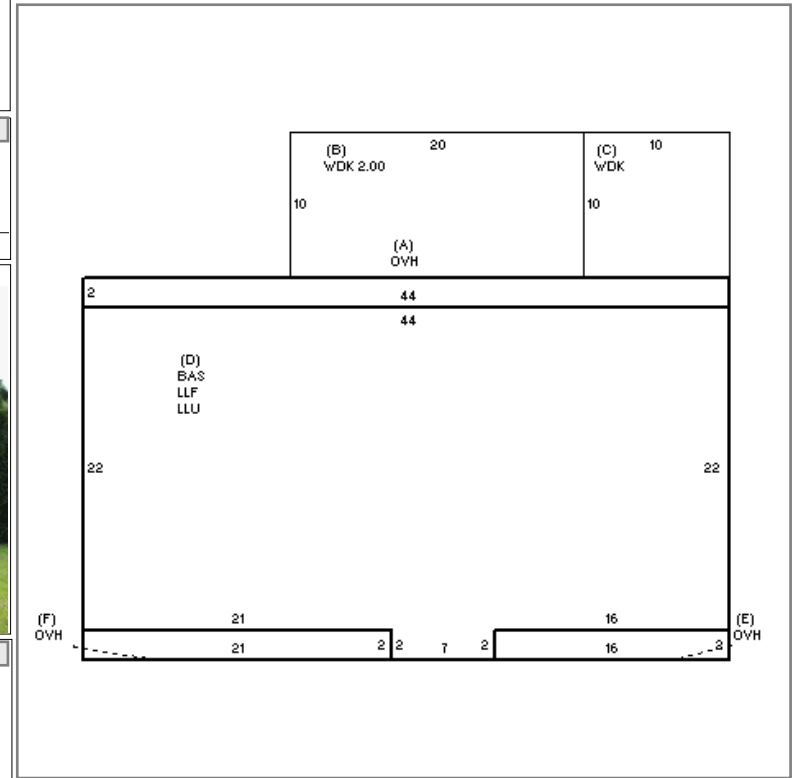
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	14,200	1	1.00	100	1.00	100	1.00	259,270	2.29	A	1.00	R04	1.10									193,500

TOTAL	14,201 SF	ZONING	1	FRNT	205	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	193,500	171,300			
Infl1	AVG		BUILDING	262,200	232,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				455,700	403,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8 X 12			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	7/22/2021	NMP
MODEL	1		RESIDENTIAL	LIST	6/26/2008	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	4/27/2011	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1974	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	340,509
NET AREA	2,126	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OVH	L	OVERHANG	162	1974	185.64	30,074		
\$NLA(RCN)	\$160	OVERALL	1.020	EXT COVER	4	VINYL	1.00	+	WDK	N	WOOD DECK	500		21.90	10,948		
				ROOF SHAPE	1	GABLE	1.00	D	LLU	N	LOWER LEVEL UNF	982		32.84	32,252		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	LLF	L	LOWER LEVEL FIN	982	1974	55.90	54,889		
				FLOOR COVER	3	W/W CARPET	1.00	D	BAS	L	BASE AREA	982	1974	203.28	199,623		
				INT. FINISH	2	DRYWALL	1.00		F12	O	FPL 1S 2OP	1		8,631.30	8,631		
				HEATING/COOLING	2	HOT WATER	1.02		MST	O	MAS/METAL STACK	1		4,091.20	4,091		
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										

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

EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$262,200