

Key: 16139

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.043

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
LADD HOMES LLC C/O SANTOSTEGANO VINCENT & 10 RIDGEHILL LANE SAGAMORE BEACH, MA 02562				1.0-14-0				10 RIDGEHILL LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SANTOSTEGANO VINCENT & LADD HOMES LLC				06/29/2023	QS	1,150,000	35868-10				
ANGUS DONALD H & RALPH G				07/26/2022	P	225,000	35269-325				
				04/15/1998	L	225	11358-22				

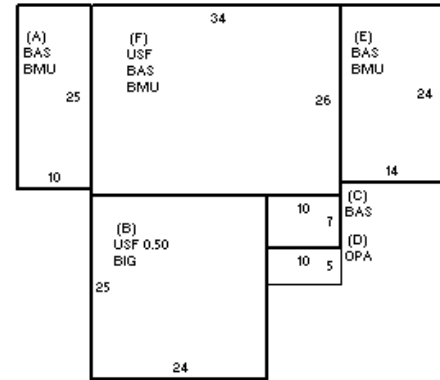
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23-377	11/13/2023	8	POOL	139,502				0
B-22-173	05/27/2022	1	NEW CONSTRUC	300,000	06/30/2023	RP	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,115	1	1.00	100	1.00	100	1.00			259,270	195,080
TOTAL		15,115 SF	ZONING	FRNT	100	ASSESSED	CURRENT	PREVIOUS				
Nbhd	N SAG	NOTE	LAND	195,100	172,700							
Infl1	AVG		BUILDING	675,700	0							
N_Index	AVG		DETACHED	0	0							
			OTHER	0	0							
TOTAL				870,800	172,700							

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/9/2023	TL
MODEL	1		RESIDENTIAL	LIST	1/9/2023	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/30/2023	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2022	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	675.679	
NET AREA	2,724	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,470		41.11	60,439	CONDITION ELEM	CD	
\$NLA(RCN)	\$248	OVERALL	1.170	EXT COVER	1	WOOD SHINGLE	1.02	B	BIG	N	BUILT-IN GARAGE	600		100.91	60,544	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,184	2022	133.81	158,427	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,540	2022	236.11	363,603	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	D	OPA	N	OPEN PORCH	50		104.86	5,243	BATHS	A	
				INT. FINISH	1	PLASTER	1.00	FIX	O	XTRA FIXTURES	7		2,740.76	19,185	HEAT	A		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	GFP	O	GAS FIREPLACE	1		8,236.80	8,237	ELECT	A		
				FUEL SOURCE	2	GAS	1.00											
				USE	0		1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		6	1.00															
BEDROOMS		3	1.00															
BATHROOMS		3	1.00															
FIXTURES		12	1.00															
GARAGE CAPACITY		2	1.00															
% BSMT FINISH		0	1.00															
# OF HALF BATHS		0	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE		2022 / 0																
COND	0		0%															
FUNC	0																	
ECON	0																	
DEPR	0		% GD	100														
RCNLD	\$675,700																	