

Key: 16150

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.053

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
DANDREA MATTHEW & AMYBETH C DANDREA		3.0-258-0		19 RIDGEHILL LN	
19 RIDGEHILL LANE SAGAMORE BEACH, MA 02562		TRANSFER HISTORY		DOS	T
		DANDREA MATTHEW & BRACCHI ANN & STEVEN E FI		07/12/2022	QS
		ANGUS DONALD H & RALPH G		02/09/2018	P
				04/15/1998	L
SALE PRICE	BK-PG (Cert)				
950,000	35242-237				
137,500	31075-314				
225,000	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
EXB-21-409	06/15/2021	15	INSULATE/WEA	4,100		
18005	01/02/2018	1	NEW CONSTRUC	238,000	06/06/2019	TL
1st	%					
100	100					
100	100					

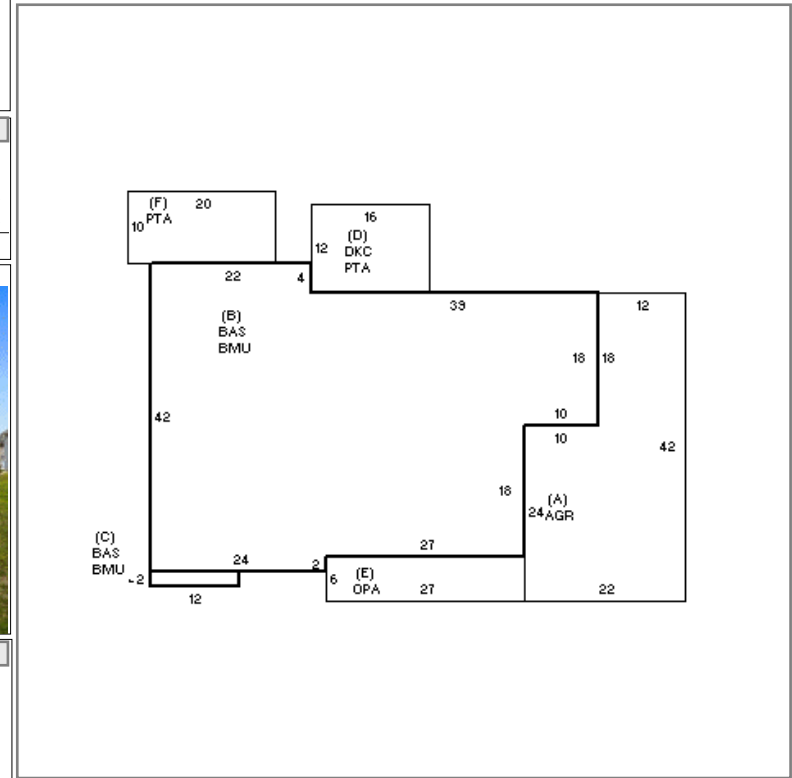
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,355	1	1.00	100	1.00	100	1.00			259,270	195,490
							2.14	A	1.00	R04		

TOTAL	15,355 SF	ZONING	1	FRNT	101	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE			LAND	195,500	173,000	
Infl1	AVG		BUILDING	672,000	598,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	867,500	771,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	1/5/2022	NMP
MODEL	1		RESIDENTIAL	LIST	10/10/2019	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/21/2023	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2018	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,176	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	744		75.19	55,944
\$NLA(RCN)	\$312	OVERALL	1.170	EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	2,176		37.17	80,873
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,176	2018	222.29	483,714
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	PTA	N	PATIO	392		17.59	6,894
				FLOOR COVER	1	HARDWOOD	1.02	D	DKC	N	DECK-COMPOSITE	192		81.21	15,592
				INT. FINISH	1	PLASTER	1.00	E	OPA	N	OPEN PORCH	162		84.54	13,695
				HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	XTRA FIXTURES	5		2,754.50	13,773	
				FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE	1		8,278.00	8,278	
				USE	0		1.00								

TOTAL RCN	678,762	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	\$672,000