

Key: 17619

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.311

LEGALS

CURRENT OWNER						PARCEL ID			LOCATION						
VERCELLONE ANNE 7 FRANKLIN AVE UNIT 7D BUZZARDS BAY, MA 02532						23.2-53-2			7-D FRANKLIN AVE						
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)			
						VERCELLONE ANNE			01/31/2019	QS	179,900	31811-25			
						BACIGALUPI LAURA A			08/01/2008	QS	184,500	23081-92			
STADIG CLINTON H			06/11/2008	F		22973-58									


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17820	10/11/2017	3	ALT/RENO	8,900	05/01/2019	RP	0	100
12184	03/23/2012	15	INSULATE/WEA	1,966	05/13/2014	JB	0	100
5380	06/06/2005	3	ALT/RENO	10,000	05/29/2007	MM	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	7,350 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE			LAND	0	0
Infl1			BUILDING	247,000	218,600		
N_Index			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	247,000	218,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/03/2019
									

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2019	RP
MODEL	10		RES CONDO	LIST	5/1/2019	EST
STYLE	8	1.00	CONV APTS [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	290,589
NET AREA	910	DETAIL ADJ	1.000	COMPLEX	80	TRAIN BRIDGE	1.35	FLA	L		LIVING AREA	910	1972	301.64	274,496		
\$NLA(RCN)	\$319	OVERALL	1.350	OCCUPANCY	1	YEAR ROUND	1.00	BMU	N		BSMT UNF	910		17.69	16,093		
				FLOOR/LOC	1	FIRST FLOOR	1.00										
				VIEW INFL	5	AVERAGE	1.00										
				HT/CL	3	RADIANT	1.00										
				WDK/PTA/BALC	2	NOT PRESENT	1.00										
				PARKING	1	OUTDOOR 1 SPACE	1.00										
				NET ADJ(%GOOD)	0		1.00										
CAPACITY		UNITS	ADJ														
ROOMS		3	1.00														
BEDROOMS		2	1.00														
BATHROOMS		1	1.00														
HALFBATHS		0	1.00														
FIREPLACES		0	1.00														

CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A

EFF.YR/AGE	1974 / 48
COND	15 15%
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$247,000