

Key: 1868

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.888

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CURRENT OWNER				PARCEL ID				LOCATION				
CASASSA CHARLES M III TR OF THE VANCINI FAMILY TR C/O PAULA VANCINI 25 ELMWOOD STREET SOMERVILLE, MA 02144-2407				11.0-33-0				34 CANAL ST				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				CASASSA CHARLES M III TR				06/20/2001	F	1	13957-83	
				VANCINI JAMES B &				01/04/1994	QS	182,000	8986-320	

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-22-715	11/07/2022	15	INSULATE/WEA	7,000			100	100
18864	10/10/2018	15	INSULATE/WEA	4,200			100	100
980170	04/16/1998	3	ALT/RENO	7,500	08/22/2000	TL	100	100
960504	10/21/1996	2	ADDITIONS	21,000	06/30/1997	JC	100	100

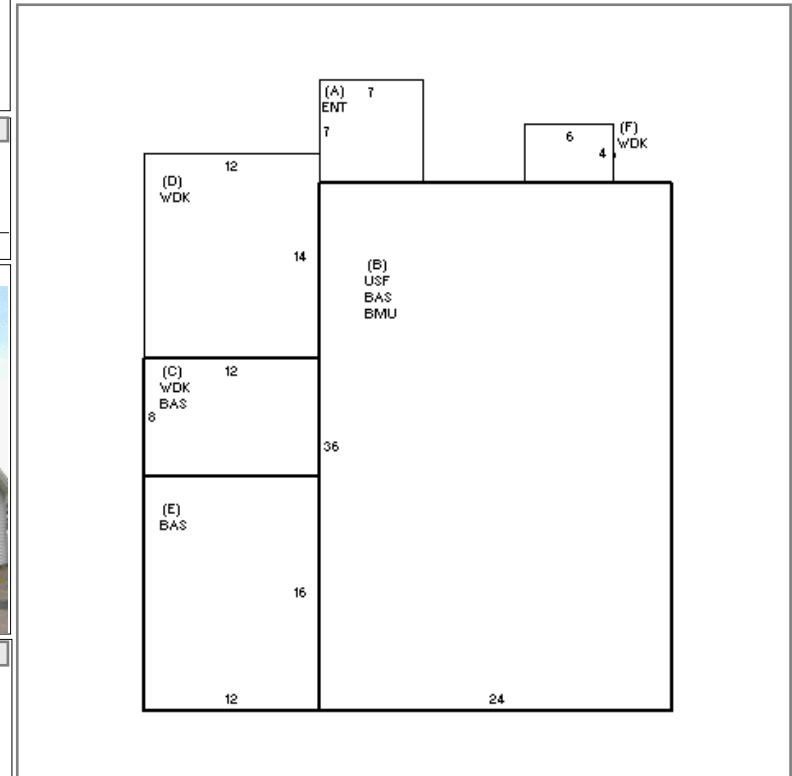
CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	33,900	1	1.00	100	1.00	100	1.00	388,905	1.13	A	1.00	CEX	1.65			341,250

TOTAL	33,890 SF	ZONING	1	FRNT	111	ASSESSED		CURRENT		PREVIOUS	
Nbhd	N SAG	NOTE	abuts commercial parcel			LAND	341,300	302,000			
Inf1	AVG		BUILDING	295,600	258,200						
N_Index	AVG		DETACHED	7,300	8,400						
			OTHER	0	0						
		TOTAL	644,200	568,600							

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	50 0.50	20 X 20	400	36.54	7,300



BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	NMP
MODEL	1		RESIDENTIAL	LIST	1/17/2013	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/18/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1920	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	383,909	
NET AREA	2,016	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	ENT	N	ENCLOSED ENTRY	49		88.35	4,329	CONDITION ELEM		CD
\$NLA(RCN)	\$190	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	864		38.11	32,930	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	864	1920	200.64	173,356	INTERIOR	A
STORIES	2	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	B	USF	L	UPPER STORY FIN	864	1920	112.52	97,214	KITCHEN	A		
ROOMS	8	1.00	FLOOR COVER	35	WW-VINYL	1.00	C	BAS	L	BASE AREA	96	1996	200.65	19,262	BATHS	A		
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	288		27.07	7,796	HEAT	A		
BATHROOMS	2	1.00	HEATING/COOLING	2	HOT WATER	1.02	E	BAS	L	BASE AREA	192	1996	200.64	38,523	ELECT	A		
FIXTURES	9	1.00	FUEL SOURCE	2	GAS	1.00		ASH	N	ATT SHED	64		24.94	1,596				
GARAGE CAPACITY	2	1.00	USE	0		1.00		FIX	O	XTRA FIXTURES	4		2,225.75	8,903				
% BSMT FINISH	0	1.00																
# OF HALF BATHS	0	1.00																
# OF UNITS	1	1.00																
																EFF.YR/AGE	1996 / 26	
																COND	23 23 %	
																FUNC	0	
																ECON	0	
																DEPR	23 % GD	77
																RCNLD	\$295,600	