

Key: 2037

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.048

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SCIACCA ANTHONY N PO BOX 739 SAGAMORE, MA 02561				11.4-87-0				15 ADAMS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SCIACCA ANTHONY N				08/08/2013	A	225,000	27607-20				
SCIACCA JOSEPH J & FLAVIA				10/08/2010	F	100	24893-137				
SCIACCA JOSEPH &					XX		4112-152				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13661	09/30/2013	3	ALT/RENO	6,000	07/07/2022	SL	100	100
12541	08/09/2012	3	ALT/RENO	1,500	07/07/2022	SL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,149 2	1.00	100	1.00	100	1.00	A	1.00	R04	0.90	173,770

TOTAL	25,134 SF	ZONING	1	FRNT	66	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	173,800	153,800			
Infl1	AVG		BUILDING	271,000	276,100			
N_Index	AVG		DETACHED	6,300	28,900			
			OTHER	112,500	0			
			TOTAL	563,600	458,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.90	50 0.50 18X18		324	36.54	5,900
SHF	A	1.00	80 0.20 9X12		108	16.42	400

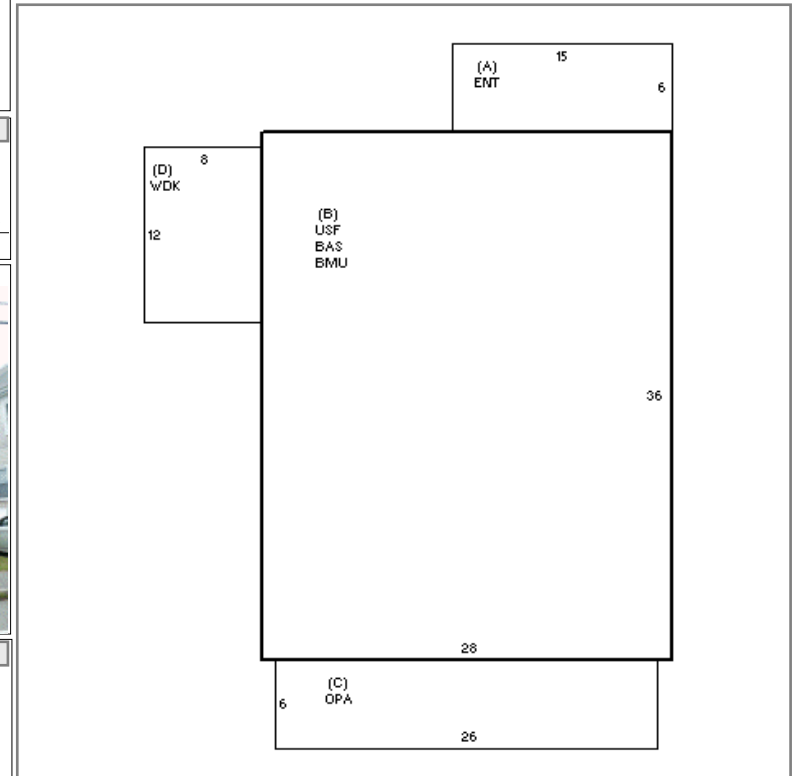


BUILDING	CD	ADJ	DESC	MEASURE	7/7/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/7/2022	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/16/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,016	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$204	OVERALL	1.080	EXT COVER	1	WOOD SHINGLE	1.02
CAPACITY		UNITS	ADJ	ROOF SHAPE	2	HIP	1.02
STORIES	2	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
ROOMS	9	1.00		FLOOR COVER	2	SOFTWOOD	1.02
BEDROOMS	4	1.00		INT. FINISH	1	PLASTER	1.00
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02
FIXTURES	16	1.00		FUEL SOURCE	1	OIL	1.00
GARAGE CAPACITY	0	1.00		USE	0		1.00
% BSMT FINISH	0	1.00					
# OF HALF BATHS	0	1.00					
# OF UNITS	2	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	410,620
A	ENT	N	ENCLOSED ENTRY	90		65.21	5,869	CONDITION ELEM	CD
B	BMU	N	BSMT UNFINISHED	1,008		39.58	39,896	EXTERIOR	F
B	BAS	L	BASE AREA	1,008	1920	208.36	210,027	INTERIOR	F
B	USF	L	UPPER STORY FIN	1,008	1920	112.85	113,750	KITCHEN	F
C	OPA	N	OPEN PORCH	156		70.94	11,067	BATHS	A
D	WDK	N	WOOD DECK	96		47.76	4,585	HEAT	O
	FIX	O	XTRA FIXTURES	11		2,311.51	25,427	ELECT	O

EFF.YR/AGE	1985 / 37
COND	34 34 %
FUNC	0
ECON	0
DEPR	34 % GD 66
RCNLD	\$271,000



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SCIACCA ANTHONY N PO BOX 739 SAGAMORE, MA 02561		11.4-87-0	15 ADAMS ST			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

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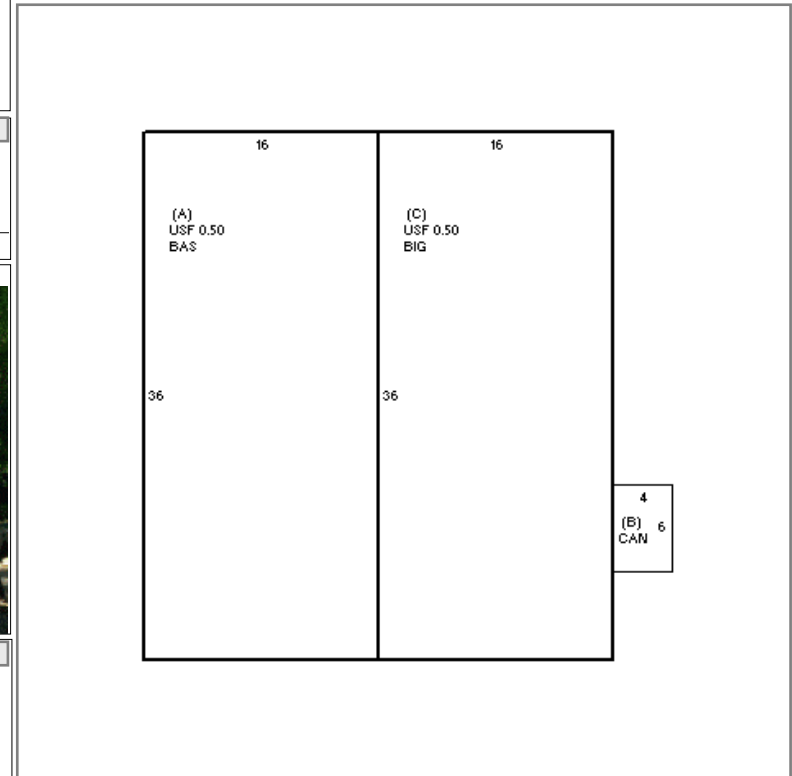
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	N O T E		LAND	112,500	
Infl1			BUILDING		
N_Index			DETACHED		
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	7/7/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/7/2022	EST
STYLE	20	0.75	GARAGE W/QTRS [100%]	REVIEW	2/13/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1920	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	175,745		
NET AREA	1,152	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	576	1920	163.09	93,942	CONDITION ELEM	CD		
\$NLA(RCN)	\$153	OVERALL	0.740	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	576	1920	82.65	47,604	EXTERIOR	F		
				ROOF SHAPE	1	GABLE	1.00	B	CAN	N	CANOPY	24		11.61	279	INTERIOR	F		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BIG	N	BUILT-IN GARAGE	576		58.89	33,920	KITCHEN	F		
				FLOOR COVER	5	VINYL	1.00									BATHS	F		
				INT. FINISH	2	DRYWALL	1.00									HEAT	O		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	O		
				FUEL SOURCE	1	OIL	1.00												
				USE	0		1.00												
CAPACITY		UNITS	ADJ																
STORIES		1.5	1.00																
ROOMS		3	1.00																
BEDROOMS		2	1.00																
BATHROOMS		1	1.00																
FIXTURES		5	1.00																
GARAGE CAPACITY		1	1.00																
% BSMT FINISH		0	1.00																
# OF HALF BATHS		0	1.00																
# OF UNITS		0	1.00																
EFF.YR/AGE		1983 / 39																	
COND		36	36 %																
FUNC		0																	
ECON		0																	
DEPR		36	% GD	64															
RCNLD				\$112,500															