

Key: 2135

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.147

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION								
GIESECKE RICHARD A & SUSAN A GIESECKE 16 ROLLING HILLS TR BOLTON, CT 06043				12.1-40-0				9 LUCIA LN								
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
				GIESECKE RICHARD A & GIESECKE CLIFFORD W & HEL GIESECKE HELEN J & CLIFFO				12/07/2007 07/09/1999 09/13/1994	A X F	1 1 1	22521-49 12396-319 9362-027					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	14,400	1	1.00	100	1.00	100	1.00	235,700	2.26	A	1.00	R03	1.00		176,220

LAND

TOTAL	14,418 SF	ZONING	1	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	ALSO OWNS PARCEL 45 WHICH IS UNBUILDABLE			LAND	176,200	156,000
Infl1	AVG		BUILDING	216,500	191,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	392,700	347,600			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/20/2021	NMP
MODEL	1		RESIDENTIAL	LIST	9/20/2019	TL
STYLE	1	0.95	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1940	SIZE ADJ	1.015
NET AREA	1,220	DETAIL ADJ	1.000
\$NLA(RCN)	\$240	OVERALL	0.970
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,220	1940	185.08	225,795
B	BMU	N	BSMT UNFINISHED	438		45.32	19,851
C	WDK	N	WOOD DECK	336		21.03	7,066
D	AGR	N	ATT GARAGE	392		68.72	26,937
E	OPA	N	OPEN PORCH	36		80.21	2,888
	CPC	O	CAPE CELLAR	1		3,717.70	3,718
	F11	O	FPL 1S 1OP			0.00	
	FIX	O	XTRA FIXTURES	3		2,096.77	6,290

TOTAL RCN	292,544
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	F
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1993 / 29
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$216,500

