Key: **253**

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 250

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PENNUCCI GARETT M & **LAURA FORD-PENNUCCI** **41 CHARTWELL DR** **BUZZARDS BAY, MA 02532-2352**	**3.0-128-0**	**41 CHARTWELL DR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PENNUCCI GARETT M &	07/29/1993	D	97,595	08702-00263

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

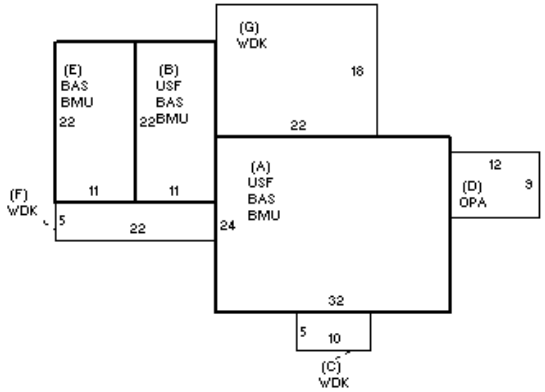
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-409	06/15/2021	3	ALT/RENO	6,000			100	100
EXB-21-350	05/18/2021	14	SOLAR	16,300			100	100
		12	CYCLICAL		09/20/2016	TL	100	100
04214	04/06/2004	2	ADDITIONS	20,000	02/21/2007	TL	100	100
930278	06/02/1993	1	NEW CONSTRUC	26,000	11/09/1993	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,385	3 1.00	100 1.00	100 1.00	212,130	2.14	A 1.00	R05 0.90			159,990

TOTAL	15,377 SF	ZONING	2	FRNT	110
Nbhd	BDALE	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	160,000	157,300
BUILDING	376,800	337,400
DETACHED	0	0
OTHER	0	0
TOTAL	**536,800**	**494,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8 X 8			0.00	

PHOTO 12/19/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/19/2017	TL
LIST	12/19/2017	EST
REVIEW		

YEAR BLT	1993	SIZE ADJ	1.005
NET AREA	2,262	DETAIL ADJ	1.000
$NLA(RCN)	$196	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	3	1.00
BEDROOMS	1	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	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	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,252		34.03	42,609
A	BAS	L	BASE AREA	768	1993	200.26	153,797
A	USF	L	UPPER STORY FIN	768	1993	110.76	85,061
+	BAS	L	BASE AREA	484	2004	200.26	96,924
B	USF	L	UPPER STORY FIN	242	2004	110.76	26,803
+	WDK	N	WOOD DECK	556		22.75	12,652
D	OPA	N	OPEN PORCH	108		73.09	7,894
	FIX	O	XTRA FIXTURES	3		2,268.73	6,806
	HTB	O	HOT TUB	1		6,537.70	6,538
	MST	O	MAS/METAL STACK	1		4,251.60	4,252

TOTAL RCN	443,335

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	2004 / 18	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85
RCNLD		$376,800