

Key: 2755

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.781

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION				
MARIANO RAYMOND V & ANTONIA K MARIANO				14.4-6-0				82 LEWIS POINT RD				
82 LEWIS POINT RD BUZZARDS BAY, MA 02532				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MARIANO RAYMOND V & ROBERTS GEORGE TRS 82 LEW				09/17/2020	QS	762,500	(223747)	
								10/01/2014	T	275,000	(204582)	
				LEACH GREGORY				07/21/2011	F	1	(194790)	

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	%
141027	04/17/2018	13	OTHER		07/22/2019	BC	100	100
11669	12/01/2014	1	NEW CONSTRUC	200,000	01/04/2017	DB	100	100
	10/25/2011	15	INSULATE/WEA	1,900	04/08/2014		100	100
		12	CYCLICAL		07/23/2008	MR	100	100
930517	09/29/1993	2	ADDITIONS	5,000	12/09/1994	JS	100	100

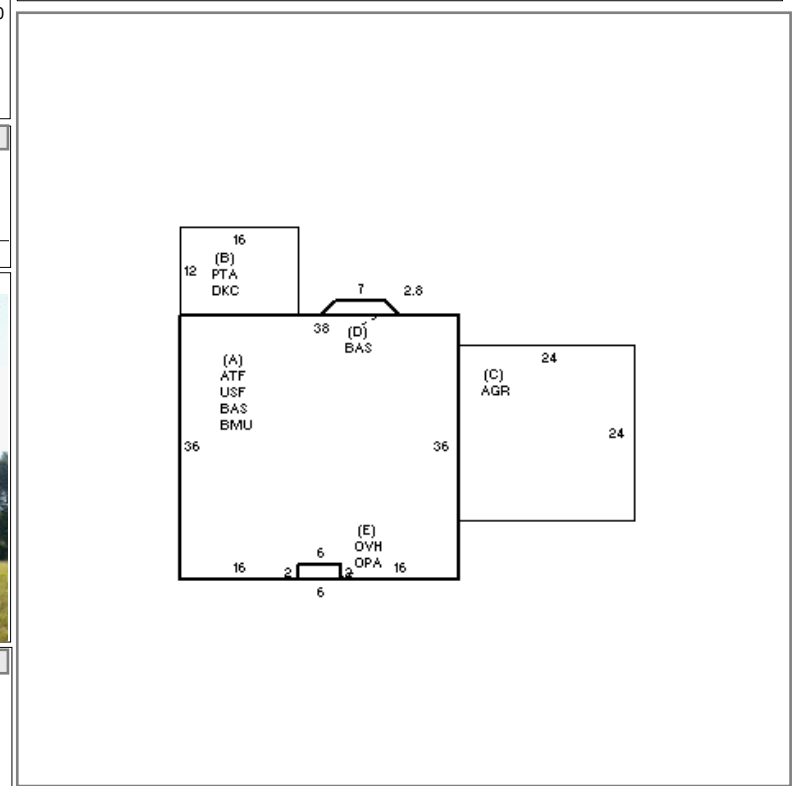
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	4	1.00	100	1.00	100	1.00	318,195	1.00	A	1.00	BGD	1.35	292,130
300	A	0.418	4	1.00	100	1.00	100	1.00	22,005	1.00	A	1.00	BGD	1.35	9,200

TOTAL	1.336 Acres		ZONING	1	FRNT	232	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY		N O T E	86' Frontage on Nye Lane; 7/2011 - bought abutting lot (parcel 11, 78 Lewis Pt. Rd) ** Waterview from dwelling			LAND	301,300	266,700
Infl1	AVG			BUILDING	736,100	658,200			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0	TOTAL	1,037,400	924,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/4/2016	BC
MODEL	1		RESIDENTIAL	LIST	10/4/2016	BC
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/14/2021	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	2015	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	766,804	
NET AREA	2,742	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,356		36.90	50,033	CONDITION ELEM	CD	
\$NLA(RCN)	\$280	OVERALL	1.050	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	1,356	2015	120.08	162,833	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	A	ATF	N	ATTIC FINISH	1,356		67.75	91,866	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	DKC	N	DECK-COMPOSITE	192		72.52	13,924	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	B	PTA	N	PATIO	192		16.30	3,130	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00	C	AGR	N	ATT GARAGE	576		71.39	41,118	HEAT	A	
				HEATING/COOLING	9	WARM-COOL AIR	1.03	+	BAS	L	BASE AREA	1,374	2015	217.12	298,322	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	E	OPA	N	OPEN PORCH	12		109.83	1,318			
				USE	0		1.00	E	OVH	L	OVERHANG	12	2015	209.15	2,510			
									BGF	N	BSMT GOOD FINIS	1,356		45.16	61,231			
									F31	O	FPL 3S 1OP	1		11,576.60	11,577			
									FIX	O	XTRA FIXTURES	6		2,459.77	14,759			
									JAC	O	JACUZZI	1		14,183.40	14,183			
																EFF.YR/AGE	2015 / 7	
																COND	4 4 %	
																FUNC	0	
																ECON	0	
																DEPR	4 % GD 96	
																RCNLD	\$736,100	