

Key: 2760

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.788

LEGALS

| CURRENT OWNER  |   |          |      |       |     |       |          | PARCEL ID  |      |            |              | LOCATION   |           |  |  |
|--|---|----------|------|-------|-----|-------|----------|------------|------|------------|--------------|------------|-----------|--|--|
| DEIDE JAMES S<br>72 LEWIS POINT RD<br>BUZZARDS BAY, MA 02532 |   |          |      |       |     |       |          | 14.4-10-1  |      |            |              | 9 NYE LN   |           |  |  |
| TRANSFER HISTORY   |   |          |      |       |     |       |          | DOS        | T    | SALE PRICE | BK-PG (Cert) |            |           |  |  |
| DEIDE JAMES S  |   |          |      |       |     |       |          | 12/17/2015 | T    | 300,000    | (208279)     |            |           |  |  |
| LAMONICA JOSEPHINE M   |   |          |      |       |     |       |          | 08/19/2003 | F    | 1          | (170237)     |            |           |  |  |
| LAMONICA JOSEPHINE M   |   |          |      |       |     |       |          | 03/31/1999 | X    |            | NA-NA        |            |           |  |  |
| CD   | T | AC/SF/UN | Nbhd | Infl1 | N   | Index | ADJ BASE | SAF        | Topo | Lpi        | VC           | CREDIT AMT | ADJ VALUE |  |  |
| 100  | S | 23,543 4 |      | 1.00  | 100 | 1.00  | 318,195  | 1.50       | A    | 1.00       | BGD          | 1.35       | 257,260   |  |  |

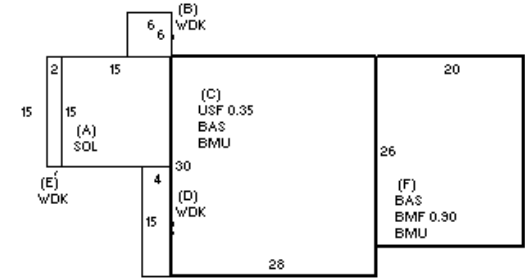
LAND

| TOTAL        | 23,522 SF | ZONING | 1        | FRNT    | 226     | ASSESSED | CURRENT        | PREVIOUS       |
|--------------|-----------|--------|----------|---------|---------|----------|----------------|----------------|
| Nbhd         | BBAY      | NOTE   |          |         |         | LAND     | 257,300        | 227,700        |
| Infl1        | AVG       |        | BUILDING | 423,100 | 374,400 |          |                |                |
| N_Index      | AVG       |        | DETACHED | 0       | 0       |          |                |                |
|              |           |        | OTHER    | 0       | 0       |          |                |                |
| <b>TOTAL</b> |           |        |          |         |         |          | <b>680,400</b> | <b>602,100</b> |

| 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 %   |
| 16230  | 04/04/2016 | 3             | ALT/RENO | 6,000  | 09/07/2016 |    | 100 100 |
| 920330 | 06/19/1992 | 9             | DECK     | 18,000 | 03/03/1993 | JS | 100 100 |
| 900603 | 11/07/1990 | 6             | FENCE    | 600    | 01/01/1991 | HS | 100 100 |

DETAILED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |



BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 9/8/2016 | DB  |
|----------|----|------|-------------------|---------|----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 9/8/2016 | EST |
| STYLE    | 4  | 1.05 | CAPE [100%]       | REVIEW  | 9/8/2016 | DB  |
| QUALITY  | +  | 1.05 | AVERAGE + [100%]  |         |          |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |          |     |

BLDG COMMENTS

G

| YEAR BLT   | 1987  | SIZE ADJ   | 1.010 | ELEMENT         | CD | DESCRIPTION     | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN  | 491,949    |
|------------|-------|------------|-------|-----------------|----|-----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|------------|------------|
| NET AREA   | 1,654 | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | FLR/WALL(FULL)  | 1.00 | A | SOL | N | SOLARIUM        | 225   |      | 104.26    | 23,459  |            |            |
| \$NLA(RCN) | \$297 | OVERALL    | 1.140 | EXT COVER       | 1  | WOOD SHINGLE    | 1.02 | + | WDK | N | WOOD DECK       | 126   |      | 47.77     | 6,020   |            |            |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE           | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,360 |      | 38.62     | 52,526  |            |            |
|            |       |            |       | ROOF COVER      | 1  | ASPH/COMP SHIN  | 1.00 | + | BAS | L | BASE AREA       | 1,360 | 1987 | 227.26    | 309,079 |            |            |
|            |       |            |       | FLOOR COVER     | 1  | HARDWOOD        | 1.02 | C | USF | L | UPPER STORY FIN | 294   | 1987 | 133.03    | 39,110  |            |            |
|            |       |            |       | INT. FINISH     | 2  | DRYWALL         | 1.00 | F | BMF | N | BSMT FINISH     | 468   |      | 52.97     | 24,790  |            |            |
|            |       |            |       | HEATING/COOLING | 11 | HT WATER CL AIR | 1.05 |   | BMG | O | BSMT GARAGE     | 1     |      | 8,617.50  | 8,618   |            |            |
|            |       |            |       | FUEL SOURCE     | 1  | OIL             | 1.00 |   | F21 | O | FPL 2S 1OP      | 1     |      | 10,649.80 | 10,650  |            |            |
|            |       |            |       | USE             | 0  |                 | 1.00 |   | FIX | O | XTRA FIXTURES   | 5     |      | 2,574.62  | 12,873  |            |            |
|            |       |            |       |                 |    |                 |      |   | MST | O | MAS/METAL STACK | 1     |      | 4,825.00  | 4,825   |            |            |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | EFF.YR/AGE | 2005 / 17  |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | COND       | 14 14 %    |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | FUNC       | 0          |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | ECON       | 0          |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | DEPR       | 14 % GD 86 |
|            |       |            |       |                 |    |                 |      |   |     |   |                 |       |      |           |         | RCNLD      | \$423,100  |