

Key: 2950

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.987

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
CARMELLO JOHN M 48 DESERET DR BOURNE, MA 02532				15.0-160-0				48 DESERET DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CARMELLO JOHN M				03/07/2016	QS	285,000	29494-91					
LOMBARDO JOSEPH P				07/07/2010	F	1	24666-226-30					
LOMBARDO GEORGE J				05/17/2004	QS	309,900	18599-116					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000	4	1.00	100	1.00	100	1.00	R07	1.10		203,510

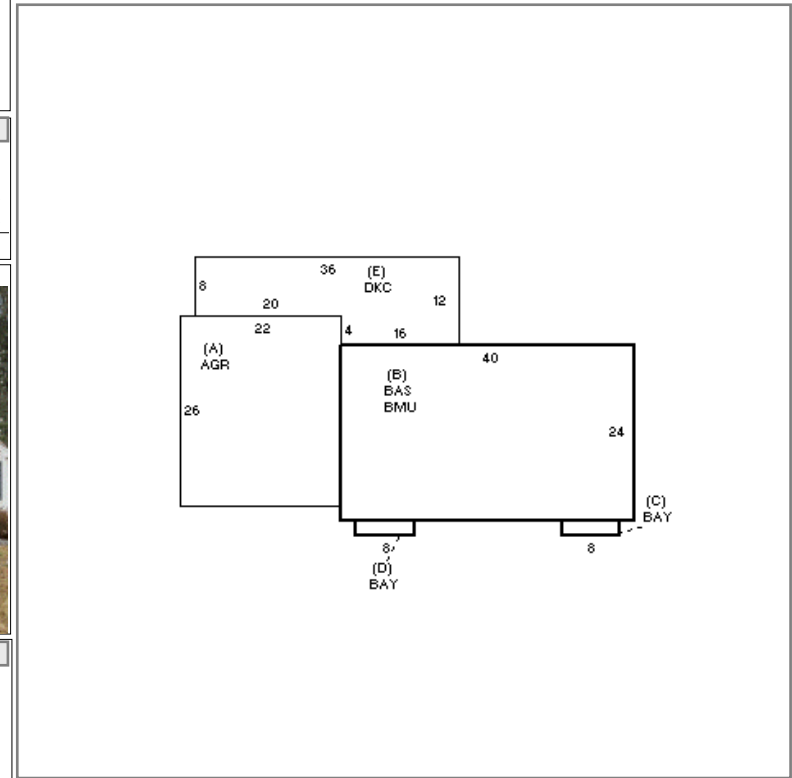
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
20135	02/10/2020	14	SOLAR	29,000			100	100
09633	12/02/2009	9	DECK		03/08/2011	TL	100	100
04300	05/12/2004	4	DETACH.STRUC	3,600	08/26/2004	TL	100	100
03865	11/24/2003	1	NEW CONSTRUC	95,000	06/22/2004	TL	100	100

LAND

TOTAL	20,000 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	203,500	196,500
Infl1	AVG					BUILDING	245,200	219,600
N_Index	AVG					DETACHED	2,400	2,300
						OTHER	0	0
						TOTAL	451,100	418,400

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	12 X 14	168	15.95	2,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/9/2016	DB
MODEL	1		RESIDENTIAL	LIST	3/9/2016	EST
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	2003	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	288,512															
NET AREA	992	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	572		61.78	35,338																	
\$NLA(RCN)	\$291	OVERALL	0.980	EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	960		36.45	34,992																	
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	960	2003	198.22	190,296																	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAY	L	BAYWINDOW	32	2003	181.02	5,793																	
				FLOOR COVER	3	W/W CARPET	1.00	E	DKC	N	DECK-COMPOSITE	352		62.76	22,093																	
				INT. FINISH	2	DRYWALL	1.00																									
				HEATING/COOLING	9	WARM-COOL AIR	1.03																									
				FUEL SOURCE	2	GAS	1.00																									
				USE	0		1.00																									
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