Key: 3216

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,257

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COLANTONIO PAUL J & CHERYL -TR COLANTONIO FAMILY REV TRUST 283 WAVERLY AVE WATERTOWN, MA 02472	17.2-49-0	9 HILL CREST DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COLANTONIO PAUL J & CHERY	05/02/2017	F	1	30461-323
COLANTONIO PAUL J ETUX	06/29/2016	QS	495,000	29764-182
AQUILANO DOMINIC F & ETUX	10/23/2009	F	100	24110-42

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

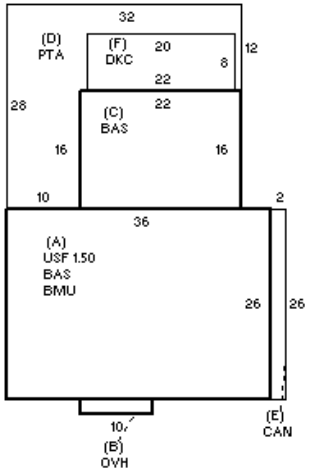
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		13	OTHER		04/04/2016	TL	100	100
02797	12/05/2002	3	ALT/RENO	14,000	09/22/2004	JS	100	100
01411	07/09/2001	4	DETACH.STRUC	13,800	01/02/2002	TL	100	100
200500	08/16/2000	3	ALT/RENO	10,000	04/24/2001	TL	100	100
990235	05/13/1999	8	POOL	10,200	12/30/1999	MS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,728	2 1.00	100 1.00	100 1.00	212,130	1.35	A 1.00	R04 0.90			176,000

TOTAL	26,746 SF	ZONING	1	FRNT	125
Nbhd	S SAG	NOTE	pool=heated saltwater pool		
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	176,000	155,800
BUILDING	517,600	458,000
DETACHED	58,000	55,000
OTHER	0	0
TOTAL	**751,600**	**668,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WDK	A 1.00	10 0.90	8 X 8		64	18.30	1,100
SHF	A 1.00	10 0.90	12 X 18		216	15.23	3,000
IPG	E 1.90	10 0.90	16 X 32		512	56.46	26,000
GFU	G 1.20	10 0.90	20 X 26	2001	520	49.32	23,100
CAB	A 1.00	10 0.90	7 X 20	2001	140	23.70	3,000
OPS	A 1.00	10 0.90	3 X 20		60	16.80	900
WDK	A 1.00	A 0.75	8 X 8		64	18.30	900

PHOTO 04/04/2016

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/4/2016	TL
LIST	4/4/2016	TL
REVIEW	4/4/2016	TL

YEAR BLT	1997	SIZE ADJ	1.000
NET AREA	2,712	DETAIL ADJ	1.000
$NLA(RCN)	$212	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	13	1.00
GARAGE CAPACITY	3	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	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	2	HIP	1.02
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	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	936		43.32	40,548
A	BAS	L	BASE AREA	936	1997	223.32	209,030
A	USF	L	UPPER STORY FIN	1,404	1997	123.51	173,414
B	OVH	L	OVERHANG	20	1997	215.15	4,303
C	BAS	L	BASE AREA	352	2002	223.32	78,610
D	PTA	N	PATIO	544		16.15	8,788
E	CAN	N	CANOPY	52		15.65	814
F	DKC	N	DECK-COMPOSITE	160		74.59	11,935
	BMG	O	BSMT GARAGE	2		8,468.05	16,936
	F21	O	FPL 2S 1OP	1		10,465.10	10,465
	FIX	O	XTRA FIXTURES	8		2,530.00	20,240

TOTAL RCN	575,081

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

EFF.YR/AGE	2009 / 13		
COND	10	10 %	
FUNC	0		
ECON	0		
DEPR	10	% GD	90
RCNLD			$517,600