

Key: 3226

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.266

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
REGAZIO TODD & TRACEY REGAZIO & ALTON D LAMBORGHINI PO BOX 474 SAGAMORE, MA 02561				18.0-7-0				216 CRANBERRY HWY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
REGAZIO TODD & TRACEY REG				12/16/1991	F		1	7795-133			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3320	100	AUTO REPAIR FAC			6	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23-58	03/30/2023	9	DECK	2,500			0	0

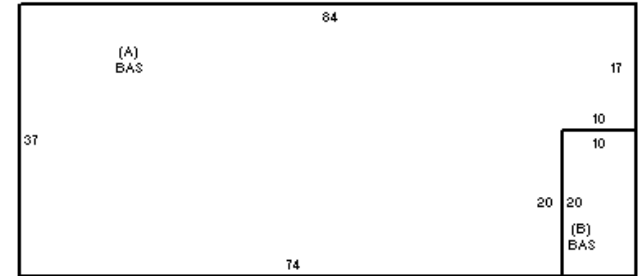
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
103	S	20,000	C-2	1.00	100	1.00	100	1.00	455,500	1.48	A	1.00	55	1.00		310,050
303	A	0.763	C-2	1.00	100	1.00	100	1.00	22,800	1.00	A	1.00	55	1.00		17,400

TOTAL	1.222 Acres	ZONING	FRNT	245	ASSESSED	CURRENT	PREVIOUS
Nbhd	SO SAGAMORE	NOTE	LAND	327,500	314,800		
Infl1	AVG		BUILDING	116,700	106,600		
N_Index	AVG		DETACHED	6,300	6,000		
			OTHER	0	0		
			TOTAL	450,500	427,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50		268	46.93	6,300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/16/2021	RP
MODEL	5		CIM-5	LIST	7/16/2021	EST
STYLE	52	1.14	SERVICE GARAGE [94%]	REVIEW	7/16/2021	RP
QUALITY	L	0.80	LOW COST [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	157,675	
NET AREA	3,108	DETAIL ADJ	0.978	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	2,908	1950	50.73	147,529	CONDITION ELEM	CD	
\$NLA(RCN)	\$51	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	B	BAS	L	BASE AREA	200	1950	50.73	10,146	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00									INTERIOR	G	
				ROOF COVER	1	ASPH/CMP SHIN	1.00									CDN/APP	G	
				FLOOR COVER	9	CONCRETE	0.95											
				INT. FINISH	6	MINIMUM	0.95											
				HEATING/COOL	15	SUSPENDED	0.95											
				FUEL SOURCE	2	GAS	1.00											
				NAF	0		1.00											
																	EFF.YR/AGE	1991 / 31
																	COND	26 26 %
																	FUNC	0
																	ECON	0
																	DEPR	26 % GD 74
																	RCNLD	\$116,700