

Key: 3307

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.349

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION		
MALASPINO PAUL N & BRIDGET A TRS MALASPINO FAMILY REV TRUST 29 WALLACE POINT RD BUZZARDS BAY, MA 02532-2946		19.1-5-0	29 WALLACE POINT RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MALASPINO PAUL N & BRIDGE		08/28/2008	F	1 (186783)	
MALASPINO BRIDGET A		11/12/1993	QS	130,000 (131977)	

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 %
07199	04/25/2007	3	ALT/RENO	2,500	06/25/2007	TL	100 100
940006	01/14/1994	10	WOODSTOVE	2,300	01/05/1995	JS	100 100

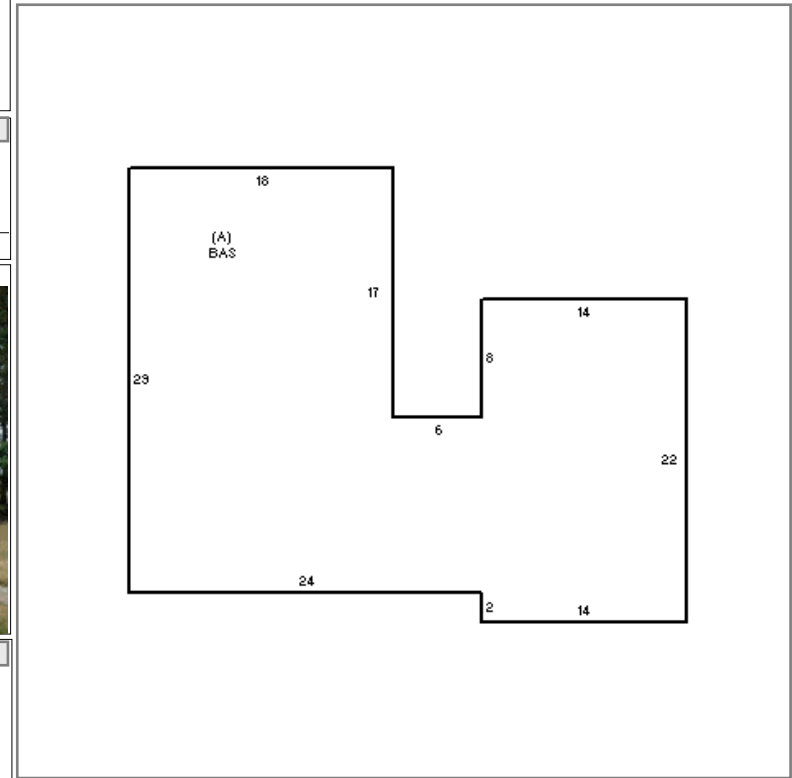
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	11,643 4	1.00	100	1.00	100	1.00	612,820	2.73	A	1.00	BSP 2.60	446,920

TOTAL	11,631 SF	ZONING	1	FRNT	65	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	446,900	380,300
Infl1	AVG		LAND	104,200	92,200			
N_Index	AVG		DETACHED	12,500	11,900			
			OTHER	0	0			
						TOTAL	563,600	484,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90 12 X 26		312	40.60	11,400
WDK	A	1.00	A 0.75 8 X 10		80	18.30	1,100
SHF	A	1.00	A 0.75 5 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	7/18/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/18/2022	EST
STYLE	6	0.70	COTTAGE [100%]	REVIEW	7/22/2022	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1941	SIZE ADJ	1.020
NET AREA	902	DETAIL ADJ	1.000
\$NLA(RCN)	\$152	OVERALL	0.700
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	3	WOOD PANEL	0.98
HEATING/COOLING	7	FL/WALL UNIT	0.98
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	902	1941	148.67	134,100
	MST	O	MAS/METAL STACK	1		2,992.10	2,992

TOTAL RCN	137,092
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$104,200