

Key: 3455

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.497

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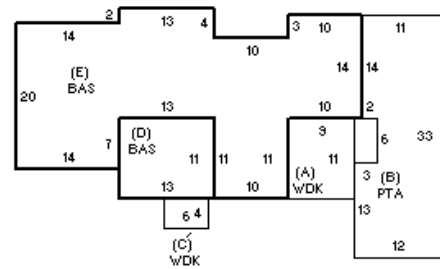
| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|--|---|----------|------|------------|---------|------------|--------------|--------------------|-----|----|------------|-----------|
| MUTO PAULA J 5 WALLACE POINT RD BUZZARDS BAY, MA 02532 | | | | 19.3-5-0 | | | | 5 WALLACE POINT RD | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| MUTO PAULA J | | | | 11/17/2014 | QS | 285,000 | (204986) | | | | | |
| BARAKAUSKAS PAUL J ETUX | | | | 08/31/2006 | QS | 329,000 | (180996) | | | | | |
| CRAIG JAMES M ETUX STASIA | | | | 12/16/2003 | F | 1 | (171576) | | | | | |
| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 5,000 4 | 1.00 | 100 | 1.00 | 100 | 1.00 | | | | | 242,210 |

| 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 | % |
| EXB-21-746 | 10/13/2021 | 3 | ALT/RENO | 5,800 | | | 100 | 100 |
| 07424 | 07/16/2007 | 4 | DETACH.STRUC | | 08/16/2007 | TL | 100 | 100 |
| 07031 | 01/22/2007 | 3 | ALT/RENO | | 05/25/2007 | TL | 100 | 100 |
| 05623 | 09/12/2005 | 9 | DECK | 675 | 04/21/2006 | TL | 100 | 100 |
| 03820 | 11/10/2003 | 2 | ADDITIONS | | 10/11/2005 | TL | 100 | 100 |

| | | | | | | | | |
|---------|----------|--------|----------|---------|---------|----------|---------|----------|
| TOTAL | 5,009 SF | ZONING | 1 | FRNT | 95 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | BBAY | NOTE | | | LAND | 242,200 | 214,400 | |
| Infl1 | AVG | | BUILDING | 181,600 | 162,900 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | TOTAL | 423,800 | 377,300 | | |

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| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|-------|
| SHF | A | 1.00 10 0.90 | 6 X 8 | | | 0.00 | |



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| BUILDING | CD | ADJ | DESC | MEASURE | 7/17/2020 | TL |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 7/17/2020 | EST |
| STYLE | 1 | 0.95 | RANCH [100%] | REVIEW | 7/17/2020 | TL |
| QUALITY | + | 1.05 | AVERAGE + [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

| YEAR BLT | 1943 | SIZE ADJ | 1.020 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 235,896 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|---------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 978 | DETAIL ADJ | 1.000 | FOUNDATION | 3 | FOUN. WALL | 1.00 | + | WDK | N | WOOD DECK | 123 | | 42.74 | 5,257 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$241 | OVERALL | 1.010 | EXT COVER | 1 | WOOD SHINGLE | 1.02 | B | PTA | N | PATIO | 364 | | 14.71 | 5,353 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | D | BAS | L | BASE AREA | 143 | 2004 | 214.51 | 30,675 | INTERIOR | A | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | E | BAS | L | BASE AREA | 835 | 1943 | 214.51 | 179,114 | KITCHEN | A | | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.02 | | CPC | O | CAPE CELLAR | 1 | | 4,084.50 | 4,085 | BATHS | A | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | F12 | O | FPL 1S 2OP | 1 | | 9,108.00 | 9,108 | HEAT | A | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | FIX | O | XTRA FIXTURES | 1 | | 2,304.00 | 2,304 | ELECT | A | | |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | | | | | | | | | | | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1996 / 26 |
| | | | | | | | | | | | | | | | | | | COND | 23 23 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 23 % GD 77 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$181,600 |