

Key: 3776

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.828

LEGAL

LAND

DETACHED

BUILDING

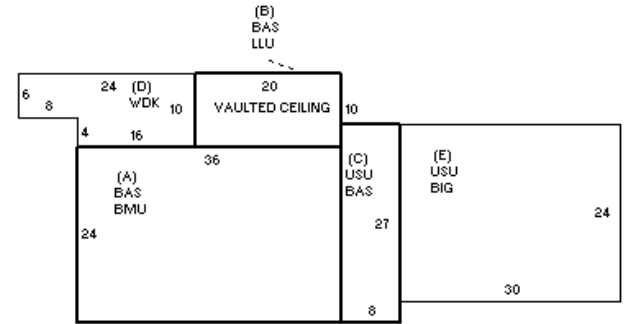
CURRENT OWNER				PARCEL ID				LOCATION			
TROVATO DAVID L 45 ST MARGARETS STREET BUZZARDS BAY, MA 02532				19.4-162-0				45 ST MARGARETS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TROVATO DAVID L				08/27/2003	F	17539-99	1				
TROVATO FRANC C & CAROLE				07/20/2001	F	14058-21					
TROVATO FRANC C &					XX	03126-0317					

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	%
07426	07/17/2007	4	DETACH.STRUC	900	03/18/2008	TL	100	100
06244	04/28/2006	2	ADDITIONS	70,000	02/21/2007	TL	100	100
05775	11/03/2005	3	ALT/RENO	3,800	02/21/2007	TL	100	100
		12	CYCLICAL				100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	9,000 4	1.00	100	1.00	100	1.00	235,700	3.44	A	1.00	R02 1.00	167,750

TOTAL	9,017 SF	ZONING	1	FRNT	124	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	167,800	118,800			
Infl1	AVG		BUILDING	354,900	314,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	522,700	432,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 50 0.50	6 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	1/9/2019	TL
MODEL	1		RESIDENTIAL	LIST	1/9/2019	TL
STYLE	1	0.95	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	403,292		
NET AREA	1,280	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	864		37.01	31,979	CONDITION ELEM	CD		
\$NLA(RCN)	\$315	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	864	1970	190.80	164,852	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	LLU	N	LOWER LEVEL UNF	200		41.87	8,374	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	416	2006	190.80	79,373	KITCHEN	G		
				FLOOR COVER	6	TILE	1.02	+	USU	N	UPPER STORY UNF	936		46.51	43,534	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	208		26.29	5,468	HEAT	A		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	E	BIG	N	BUILT-IN GARAGE	720		74.85	53,896	ELECT	U		
				FUEL SOURCE	2	GAS	1.00		BMF	N	BSMT FINISH	48		59.31	2,847				
				USE	0		1.00		FIX	O	XTRA FIXTURES	6		2,161.62	12,970				
																	EFF.YR/AGE	2007 / 15	
																	COND	12 12 %	
																	FUNC	0 uc	
																	ECON	0	
																	DEPR	12 % GD 88	
																	RCNLD	\$354,900	