

Key: 4077

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.163

LEGAL

LAND

DETACHED

BUILDING

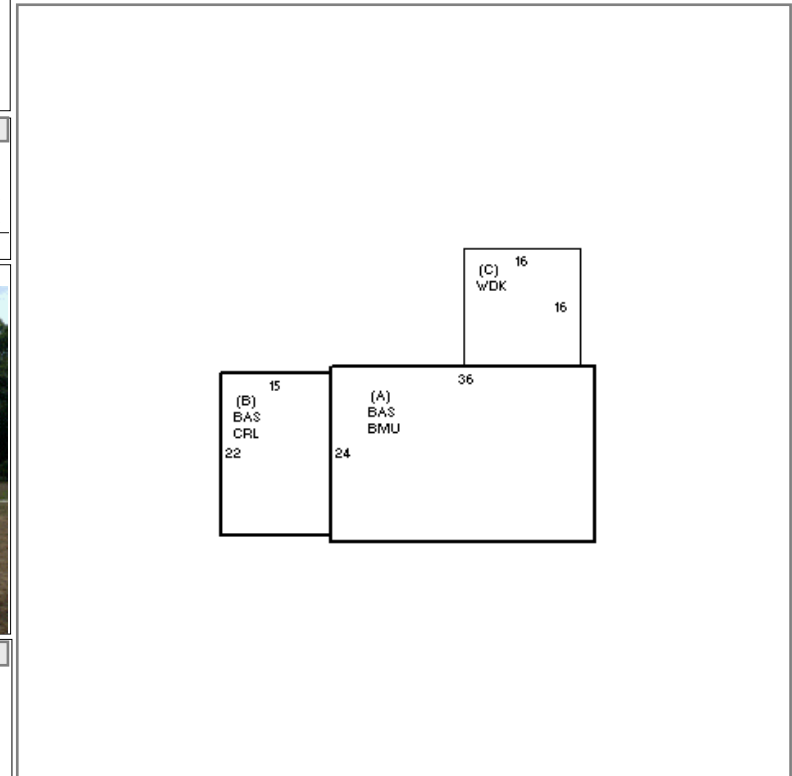
CURRENT OWNER				PARCEL ID				LOCATION			
TSONIS FOTINI 33 EDITH AVE BUZZARDS BAY, MA 02532-3032				20.3-10-0				33 EDITH AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TSONIS FOTINI				01/01/1987	QS	120,000	5859-324				

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	%
890537	08/28/1989	4	DETACH.STRUC	1,500	07/17/1990	HS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,050 4		100	1.00	235,700	2.86	A	1.00	R03	1.00	170,970

TOTAL	11,064 SF	ZONING	1	FRNT	79	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	171,000	151,300			
Infl1	AVG		BUILDING	208,500	184,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	379,500	335,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 40 0.60	8 X 12	1989		0.00	



BUILDING	CD	ADJ	DESC	MEASURE	8/17/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/17/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/17/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1955	SIZE ADJ	1.015
NET AREA	1,194	DETAIL ADJ	1.000
\$NLA(RCN)	\$230	OVERALL	0.970
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	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	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		35.90	31,019
+	BAS	L	BASE AREA	1,194	1955	189.00	225,666
B	CRL	N	BSMT CRAWL	330		33.73	11,130
C	WDK	N	WOOD DECK	256		25.50	6,528

TOTAL RCN	274,343
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	\$208,500