

Key: 436

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 433

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CRIVELLI SHIRLEY G & C/O CATALDO CHRISTOPHER & SHIR 15 MCGRATH RD SAGAMORE BEACH, MA 02562				4.1-19-0				15 MCGRATH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CATALDO CHRISTOPHER & SHI				07/10/2023	F	1	35880-160				
CATALDO CHRISTOPHER D &				07/10/2023	F	1	35880-31				
CRIVELLI SHIRLEY G &				09/08/2021	F	1	34448-177				

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	%
960230	05/23/1996	4	CYCLICAL DETACH.STRUC	770	11/27/2017 04/07/1997	BC JC	100	100

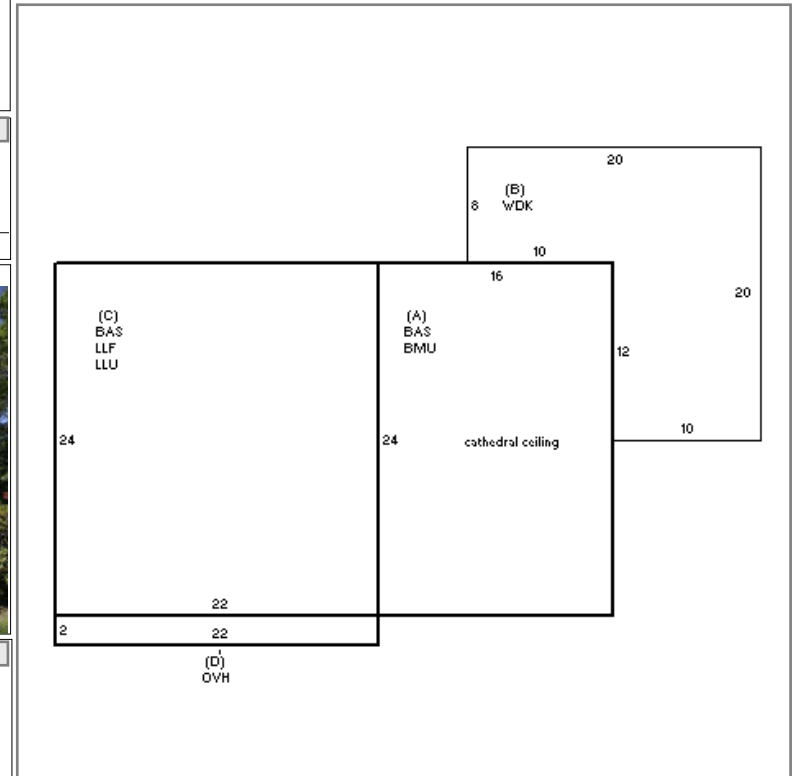
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	11,700	1	1.00	100	1.00	100	1.00	259,270	2.72	A	1.00	R04	1.10			189,180

TOTAL	11,718 SF	ZONING	1	FRNT	85	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	189,200	167,400			
Infl1	AVG		BUILDING	236,300	209,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>425,500</b>	<b>376,600</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 6 X 8			0.00	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/22/2021	NMP
MODEL	1		RESIDENTIAL	LIST	11/27/2017	BC
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	8/30/2019	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1984	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	295,430
NET AREA	1,484	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	384		63.46	24,368		
\$NLA(RCN)	\$199	OVERALL	0.970	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	912	1984	205.00	186,963		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	280		26.78	7,497		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	LLU	N	LOWER LEVEL UNF	528		37.48	19,791		
				FLOOR COVER	1	HARDWOOD	1.02	C	LLF	L	LOWER LEVEL FIN	528	1984	63.79	33,681		
				INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	44	1984	187.21	8,237		
				HEATING/COOLING	5	ELECTRIC BB	0.98	F11	O	FPL 1S 1OP	1		8,288.80	8,289			
				FUEL SOURCE	3	ELECTRIC	1.00	FIX	O	XTRA FIXTURES	3		2,201.60	6,605			
				USE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	G
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT	A
																ELECT	A
																EFF.YR/AGE	1999 / 23
																COND	20 20 %
																FUNC	0
																ECON	0
																DEPR	20 % GD 80
																RCNLD	\$236,300