

Key: 4482

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.567

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FLORIO ROBERT TR OF FLORIO NOMINEE TRUST 1834 TURNPIKE ST STOUGHTON, MA 02072				23.1-110-0				5 BAY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FLORIO ROBERT TR OF				10/16/2008	F	1	23214-272				
FLORIO FRANICS J				10/16/2008	F	1	23214-270				
BONETTI ANGELINA &				02/16/2000	X		12835-313				

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	%
10195	04/26/2010	3	ALT/RENO	2,000	11/16/2010			100
06349	06/08/2006	4	DETACH.STRUC	3,500	04/21/2008	TL		100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	7,800	5	1.00	100	1.00	100	1.00	259,270	3.93	A	1.00	R07	1.10			182,450

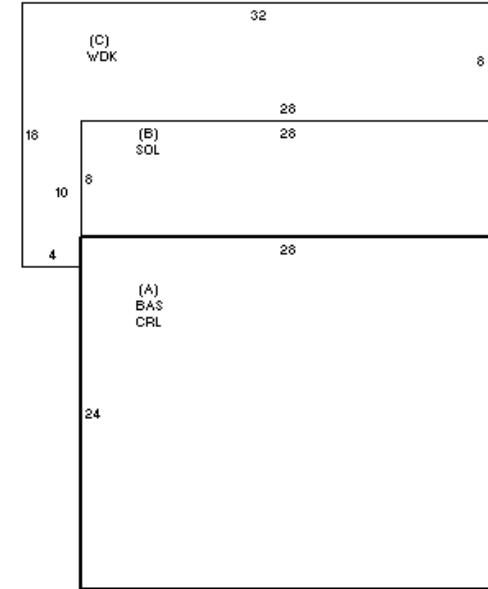
TOTAL	7,797 SF	ZONING	1	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	TAY PT	NOTE	LAND	182,500	183,500			
Infl1	AVG		BUILDING	143,500	127,000			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
			TOTAL	327,800	312,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	10 X 12		120	16.42	1,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/29/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/29/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/29/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	188,857
NET AREA	672	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	CRL	N	BSMT CRAWL	672		25.42	17,080	CONDITION ELEM	CD
\$NLA(RCN)	\$281	OVERALL	0.970	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	672	1950	204.09	137,146	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	SOL	N	SOLARIUM	224		85.33	19,113	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	WDK	N	WOOD DECK	296		25.62	7,585	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	F11	O	FPL 1S 10P	1		7,933.00	7,933	BATHS	A	
				INT. FINISH	1	PLASTER	1.00								HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00								ELECT	A	
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1995 / 27													
				COND 24 24 %													
				FUNC 0													
				ECON 0													
				DEPR 24 % GD 76													
				RCNLD \$143,500													