

Key: 4619

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.708

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
RICCIARDI PAUL S ETUX DEBRA J RICCIARDI 5 TINKERS LANE BUZZARDS BAY, MA 02532		23.2-96-0	151 MAIN ST		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
RICCIARDI PAUL S ETUX		03/07/2012	O	160,000	26135-275
VOLDINS GUNTA AND		09/14/1998	X		11695-20

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
13115		3	ALT/RENO		03/23/2023	TL	100 100
		12	CYCLICAL		03/06/2018	BC	100 100
	03/01/2013	3	ALT/RENO	10,000	03/11/2019	RP	100 100
12527	08/06/2012	3	ALT/RENO	2,500	03/11/2019	RP	100 100
12187	03/23/2012	3	ALT/RENO	20,000	03/11/2019	RP	100 100

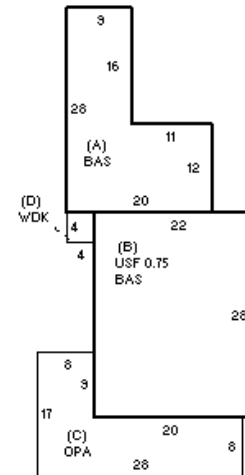
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,300 4		1.00	100 1.00	235,700	1.41	A	1.00	R02 1.00		193,330

TOTAL	25,308 SF	ZONING	1	FRNT	82	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	193,300	136,900			
Infl1	AVG		BUILDING	273,500	242,000			
N_Index	AVG		DETACHED	12,300	11,700			
			OTHER	122,000	101,700			
			TOTAL	601,100	492,300			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90		336	40.60	12,300
SHF	A	1.00	50 0.50			0.00	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/11/2019	RP
MODEL	1		RESIDENTIAL	LIST	3/11/2019	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1900	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	297,255		
NET AREA	1,462	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,000	1900	205.31	205,305	CONDITION ELEM	CD		
\$NLA(RCN)	\$203	OVERALL	1.020	EXT COVER	4	VINYL	1.00	B	USF	L	UPPER STORY FIN	462	1900	113.92	52,630	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	296		60.93	18,035	INTERIOR	G		
				ROOF COVER	1	ASP/COMP SHIN	1.00	D	WDK	N	WOOD DECK	16		73.12	1,170	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	F11	O	FPL 1S 1OP	1		8,301.00	8,301	BATHS	G			
				INT. FINISH	1	PLASTER	1.00	FIX	O	XTRA FIXTURES	3		2,204.83	6,615	HEAT	U			
				HEATING/COOLING	1	FORCED AIR	1.00	KIT	O	EXTRA KITCHEN	1		5,200.30	5,200	ELECT	U			
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	2011 / 11
																		COND	8 8 %
																		FUNC	0
																		ECON	0
																		DEPR	8 % GD 92
																		RCNLD	\$273,500

Key: 4619

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.709

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION	
RICCIARDI PAUL S ETUX DEBRA J RICCIARDI 5 TINKERS LANE BUZZARDS BAY, MA 02532		23.2-96-0	151 MAIN ST	
TRANSFER HISTORY		DOS	T	SALE PRICE BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd Infl1 N_Index	NOTE		LAND BUILDING DETACHED OTHER TOTAL	122,000	

DETACHED

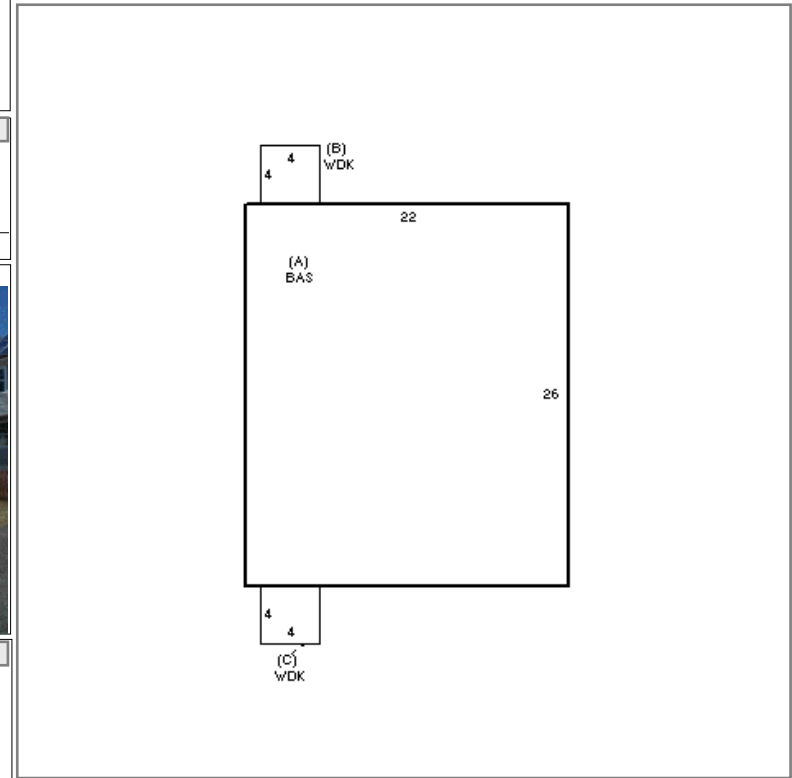
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								03/27/2023



BLDG COMMENTS
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/11/2019	RP
MODEL	1		RESIDENTIAL	LIST	3/11/2019	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	3/23/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1945	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	132.607				
NET AREA	572	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	572	1945	221.48	126,687	CONDITION ELEM	CD				
\$NLA(RCN)	\$232	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	WDK	N	WOOD DECK	32		64.64	2,069	EXTERIOR	G				
				ROOF SHAPE	1	GABLE	1.00		CPC	O	CAPE CELLAR	1		3,851.50	3,852	INTERIOR	G				
				ROOF COVER	1	ASPH/COMP SHIN	1.00											KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02											BATHS	G		
				INT. FINISH	1	PLASTER	1.00											HEAT	U		
				HEATING/COOLING	9	WARM-COOL AIR	1.03											ELECT	U		
				FUEL SOURCE	2	GAS	1.00											EFF.YR/AGE 2011 / 11			
				USE	0		1.00											COND	8 8 %		
																				FUNC	0
																				ECON	0
																				DEPR	8 % GD 92
																				RCNLD	\$122,000