

Key: 47

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 45

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ZIINO FRANCIS R & FAITH S TRS C/O ZIINO FRANCIS R & 4 OAKBLUFF RD SAGAMORE BEACH, MA 02562				1.4-31-0				4 OAKBLUFF RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ZIINO FRANCIS R & ZIINO FRANCIS R & FAITH S ZIINO FRANCIS R &				04/19/2023	F	10	35739-237				
				12/06/2021	F	10	34723-295				
				02/10/2021	F	100	33776-148				

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	%
990350	06/14/1999	12	CYCLICAL NEW CONSTRUC	100,000	11/02/2017 01/02/2001	TL EB	100 100	100 100

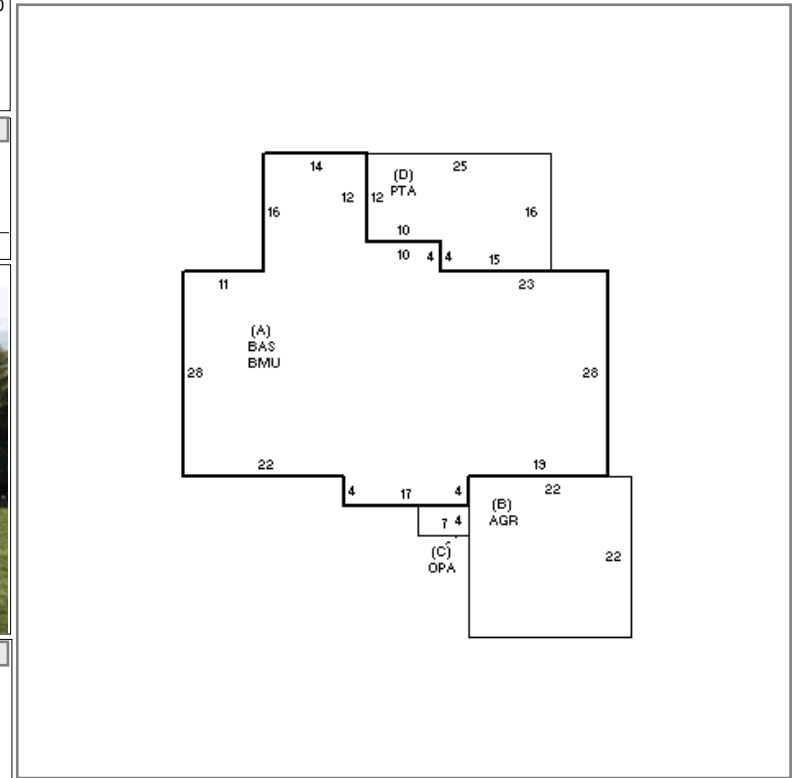
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	15,507	1	1.00	100	1.00	100	1.00	259,270	2.12	A	1.00	R04	1.10	195,750
300	A	0.726	1	1.00	100	1.00	100	1.00	17,930	1.00	OS	1.00	R04	1.10	13,020

TOTAL	15,507 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	Map 1.4 Parcels 28, 28.1, 28.2, & 28.3=open space			LAND	208,800	184,800
Infl1	AVG		BUILDING	501,800	449,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	710,600	634,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/06/2017

BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	12/21/2021	NMP
MODEL	1		RESIDENTIAL	LIST	11/2/2017	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	10/22/2017	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	583,453
NET AREA	1,956	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,956		37.42	73,194		
\$NLA(RCN)	\$298	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	1,956	1999	223.52	437,204		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	484		78.00	37,751		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	28		102.81	2,879		
				FLOOR COVER	1	HARDWOOD	1.02	D	PTA	N	PATIO	360		17.16	6,178		
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	4		2,687.43	10,750		
				HEATING/COOLING	11	HT WATER CL AIR	1.05		JAC	O	JACUZZI	1		15,497.30	15,497		
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	2005 / 17
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86

RCNLD \$501,800