

Key: 4710

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.805

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
BONICA-OTTO ELIZABETH ANN & RICHARD OTTO				23.2-186-0				45 HOLT RD				
45 HOLT RD				BONICA-OTTO ELIZABETH ANN				DOS	T	SALE PRICE	BK-PG (Cert)	
BUZZARDS BAY, MA 02532				JOHNDROW ROBERT & TSONIS FOTINI				10/21/2020	QS	279,000	33382-51	
								11/19/1999	QS	120,000	12675-311	
								11/14/1996	QS	76,000	10480-343	


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	%
B-21-73	02/23/2021	3	ALT/RENO	2,700	05/17/2021		100	100
151019	11/02/2015	3	ALT/RENO	2,500			100	100

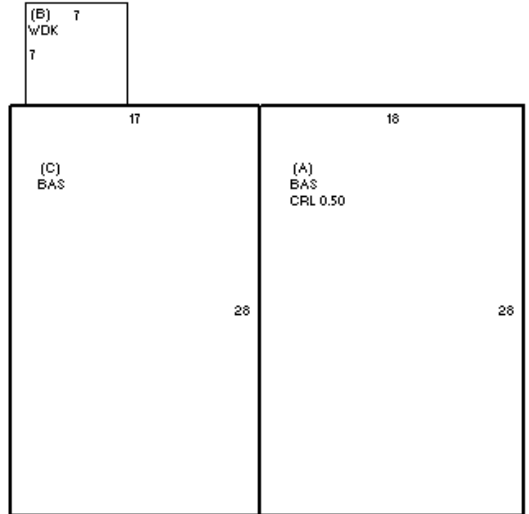
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE							
100	S	12,950	4	1.00	100	1.00	100	1.00	235,700	2.48	A	1.00	R02	1.00					173,950

TOTAL	12,937 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	174,000	123,200
Infl1	AVG		BUILDING	196,900	174,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	370,900	297,500

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	12/09/2020
SHF	A	1.00	A 0.75 8X12			0.00			



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/27/2020	TL
MODEL	1		RESIDENTIAL	LIST	9/27/2020	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/20/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	200,923	
NET AREA	980	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	CRL	N	BSMT CRAWL	252		32.15	8,101	CONDITION ELEM	CD	
\$NLA(RCN)	\$205	OVERALL	0.920	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	49		59.48	2,915	EXTERIOR	V	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	980	1930	186.09	182,367	INTERIOR	V	
				ROOF COVER	1	ASPH/COMP SHIN	1.00		CPC	O	CAPE CELLAR	1		3,543.40	3,543	KITCHEN	G	
				FLOOR COVER	13	HARDWOOD-W/W	1.00		FIX	O	XTRA FIXTURES	2		1,998.30	3,997	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00									HEAT	U	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	U	
				FUEL SOURCE	2	GAS	1.00											
				USE	0		1.00											
																	EFF.YR/AGE	2017 / 5
																	COND	2 2 %
																	FUNC	0
																	ECON	0
																	DEPR	2 % GD 98
																	RCNLD	\$196,900

G