

Key: 4792

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.906

LEGALS

CURRENT OWNER								PARCEL ID				LOCATION			
NARDINI DANIEL ETUX LUCILLE NARDINI PO BOX 3253 BOURNE, MA 02532								23.3-83-0				48 JEFFERSON RD			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
NARDINI DANIEL ETUX								12/11/2008	QS	810,000	23307-147				
SWEENEY EUGENE G JR TR OF								05/30/2007	QS	788,500	22064-189				
KARLSON JON R								05/30/2007	F		22064-184				

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	%
11075	03/03/2011	4	DETACH.STRUC	4,600	01/30/2015	DB	100	100
990562	09/21/1999	3	ALT/RENO	13,500	08/09/2000	TL	100	100

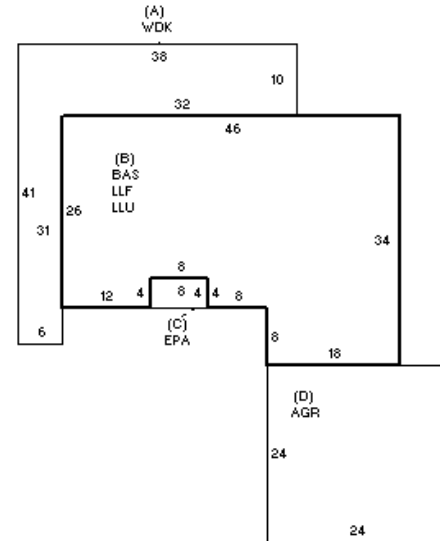
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	31,800	7	1.00	100	1.00	100	1.00	848,520	1.18	A	1.00	CEX	3.60			732,680

TOTAL	31,799 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE				LAND	732,700	648,400
Infl1	AVG		LAND	405,600	363,700			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,138,300	1,012,100

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	12/31/2002
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/20/2008	DB
MODEL	1		RESIDENTIAL	LIST	6/20/2008	DB
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/20/2008	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1981	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	526,753
NET AREA	2,616	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	566		26.69	15,107		
\$NLA(RCN)	\$201	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	B	LLU	N	LOWER LEVEL UNF	1,308		38.87	50,837		
				ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	1,308	1981	66.14	86,517		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	1,308	1981	234.88	307,227		
				FLOOR COVER	1	HARDWOOD	1.02	C	EPA	N	ENCLOSED PORCH	32		143.18	4,582		
				INT. FINISH	2	DRYWALL	1.00	D	AGR	N	ATT GARAGE	576		77.23	44,482		
				HEATING/COOLING	11	HT WATER CL AIR	1.05	F11	O	FPL 1S 1OP	1			10,018.50	10,019		
				FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	3			2,661.03	7,983		
				USE	0		1.00										

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

EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77

RCNLD	\$405,600
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