

Key: 4835

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.952

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
PINTO ALEXANDRA C/O MAIORANA JILL & 26 OLD MONUMENT NECK RD BOURNE, MA 02532				23.4-30-0				26 OLD MONUMENT NECK RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MAIORANA JILL & PINTO ALEXANDRA				06/08/2023	QS	425,000	35829-58					
				11/20/2018	QS	330,000	31678-203					
ALJ REALTY CORPORATION				06/14/2018	U	260,000	31337-196					

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	%
EXB-22-703	10/19/2022	3	ALT/RENO	5,898			100	100
EXB-20-526	12/13/2020	3	ALT/RENO	14,000	04/16/2021		100	100
		12	CYCLICAL		09/08/2018	DB	100	100

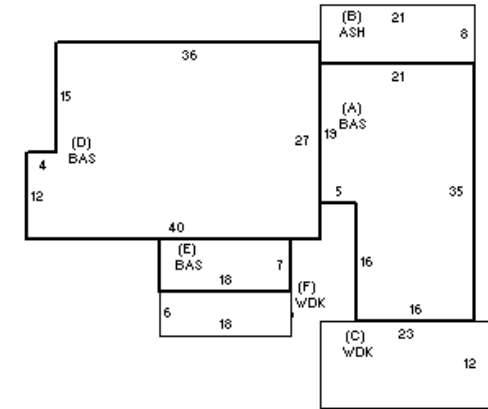
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,350 6		1.00 100	1.00 100	212,130	3.03	A	1.00	R04	0.90	152,880

TOTAL	10,367 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE				LAND	152,900	150,300
Infl1	AVG		BUILDING	299,500	289,700			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	452,400	440,000				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/29/2019	RP
MODEL	1		RESIDENTIAL	LIST	8/29/2019	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/18/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1885	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,801	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00
\$NLA(RCN)	\$193	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
ROOMS	6	1.00		FLOOR COVER	6	TILE	1.02
BEDROOMS	3	1.00		INT. FINISH	1	PLASTER	1.00
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02
FIXTURES	8	1.00		FUEL SOURCE	1	OIL	1.00
GARAGE CAPACITY	2	1.00		USE	0		1.00
% BSMT FINISH	0	1.00					
# OF HALF BATHS	0	1.00					
# OF UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	655	1980	180.68	118,343
B	ASH	N	ATT SHED	168		22.96	3,858
+	WDK	N	WOOD DECK	384		21.79	8,367
D	BAS	L	BASE AREA	1,020	1885	180.68	184,289
E	BAS	L	BASE AREA	126	2016	180.68	22,766
	FIX	O	XTRA FIXTURES	3		2,172.47	6,517
	MST	O	MAS/METAL STACK	1		4,071.20	4,071

TOTAL RCN	348,211	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
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	\$299,500	