Key: **502**

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 499

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MAZZOLA SUSANNE S & PASQUALE **TRS MAZZOLA TRUST** **PO BOX 201** **SAGAMORE BEACH, MA 02562**	**4.1-95-0**	**9 WAMPANOAG RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MAZZOLA SUSANNE S & PASQU	01/09/2019	F	1	31771-153
MAZZOLA PASQUALE C ETUX	10/01/2002	F	1	15675-266
SINCUK SUSANNE		XX		03131-0216

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

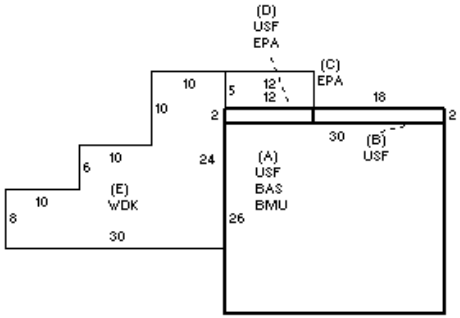
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		12	CYCLICAL		06/12/2008	JH	100	100
	01/01/1996	2	ADDITIONS		06/12/2008	JH	100	100
900559	10/12/1990	10	WOODSTOVE	300	10/28/1991	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,400	1 1.00	100 1.00	100 1.00	294,625	2.26	A 1.00	R05 1.25			220,270

TOTAL	14,418 SF	ZONING	1	FRNT	120
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	220,300	195,000
BUILDING	273,000	241,600
DETACHED	16,100	15,400
OTHER	0	0
TOTAL	**509,400**	**452,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	A 0.75	22 X 24		528	36.34	14,400
SHF	A 1.00	50 0.50	8 X 14		112	16.42	900
SHF	A 1.00	50 0.50	8 X 12		96	16.90	800
APO	A 1.00	30 0.70				0.00	

PHOTO 11/30/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/18/2022	NMP
LIST	11/30/2017	BC
REVIEW	10/31/2018	DB

YEAR BLT	1953	SIZE ADJ	1.010
NET AREA	1,620	DETAIL ADJ	1.000
$NLA(RCN)	$206	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	780		48.35	37,714
A	BAS	L	BASE AREA	780	1953	216.67	169,002
A	USF	L	UPPER STORY FIN	780	1996	113.08	88,199
+	USF	L	UPPER STORY FIN	60	1953	113.08	6,785
+	EPA	N	ENCLOSED PORCH	84		85.55	7,186
E	WDK	N	WOOD DECK	460		22.44	10,321
	F21	O	FPL 2S 1OP	1		9,253.00	9,253
	FIX	O	XTRA FIXTURES	2		2,236.85	4,474

TOTAL RCN	332,933

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$273,000