

Key: 6132

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.289

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION		
RICCI DAVID P & CHRISTINE N RICCI PO BOX 779 MONUMENT BEACH, MA 02553-0779		30.2-5-0	3 QUIET COVE LN		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
RICCI DAVID P &			XX		03981-00318

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-22-313	12/08/2022	2	ADDITIONS	80,000	06/06/2023	TL	100 100
16450	06/03/2016	14	SOLAR	75,433	08/11/2016		100 100
910210	05/13/1991	3	ALT/RENO	15,000	03/21/1994	DMB	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	26,580	9	1.00	100	1.00	100	1.00	659,960	1.36	A	1.00	BVG	2.80			546,960

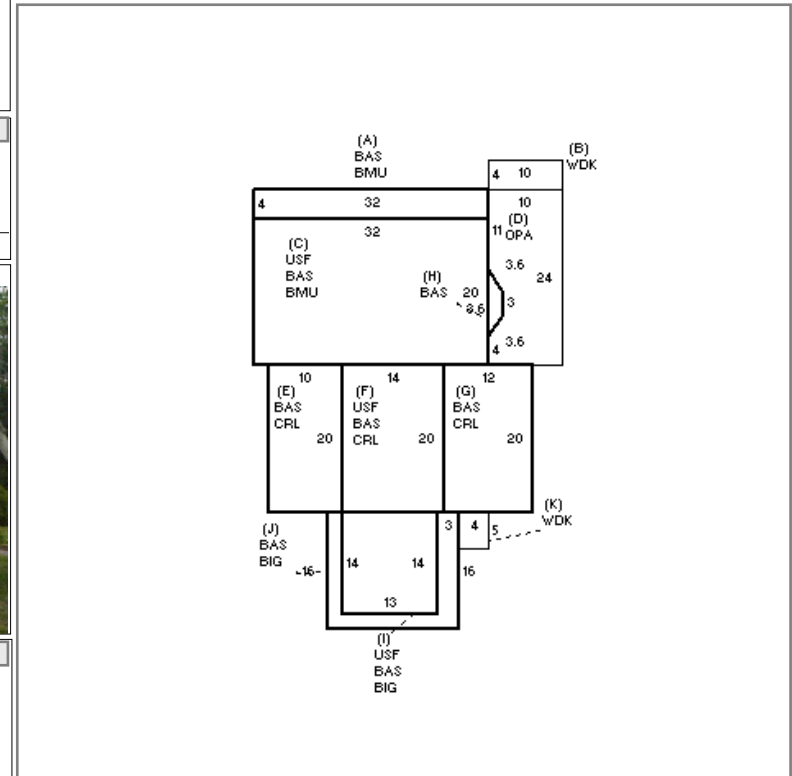
TOTAL	26,572 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE POND FLOODS ROAD AND LOT	LAND	547,000	484,100			
Infl1	AVG		BUILDING	564,100	474,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,111,100	958,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	3/3/2023	TL
MODEL	1		RESIDENTIAL	LIST	3/3/2023	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/6/2023	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,890	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	768		56.55	43,430
\$NLA(RCN)	\$241	OVERALL	1.170	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	60		65.93	3,956
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	920	1985	127.73	117,507
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	228		72.30	16,484
				FLOOR COVER	1	HARDWOOD	1.02	+	CR L	N	BSMT CRAWL	720		31.56	22,722
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,788	1985	217.59	389,045
				HEATING/COOLING	9	WARM-COOL AIR	1.03	I	BIG	N	BUILT-IN GARAGE	182		133.60	24,315
				FUEL SOURCE	2	GAS	1.00	I	USF	L	UPPER STORY FIN	182	2022	127.72	23,246
				USE	0		1.00	J	BIG	N	BUILT-IN GARAGE	106		133.59	14,161
									F21	O	FPL 2S 1OP	1		10,821.90	10,822
									FIX	O	XTRA FIXTURES	7		2,616.17	18,313
									MST	O	MAS/METAL STACK	1		4,902.90	4,903
									WPL	O	WHIRLPOOL	1		7,541.80	7,542



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TOTAL RCN	696,445
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2000 / 22
COND	19 19 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$564,100