

Key: 6139

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.296

LEGAL

LAND

DETACHED

BUILDING

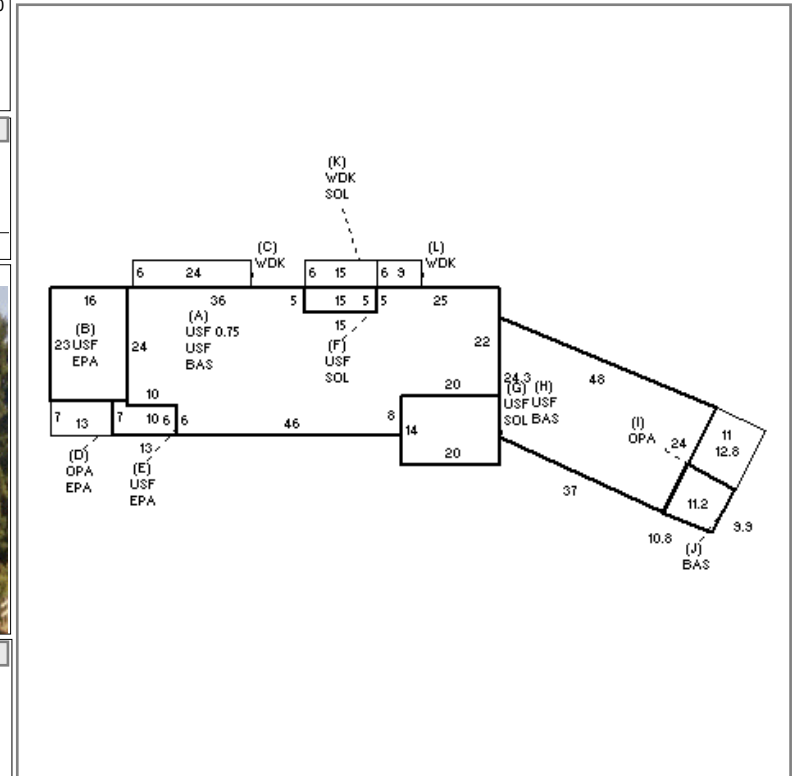
CURRENT OWNER				PARCEL ID				LOCATION			
GARANITO JOHN N TR OF 22 MARYLAND AVE RLTY TRUST 174 DEAN ST UNIT C TAUNTON, MA 02780				30.2-12-0				22 MARYLAND AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GARANITO JOHN N TR OF				05/17/2002	QS	975,000	15168-289				
J & R INVESTMENT INC				02/08/1989	XX		6622-229				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-23-801	11/28/2023	3	ALT/RENO	20,000			0	0
15186	04/03/2015	3	ALT/RENO	50,000	04/04/2018		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	9	1.00	100	1.00	100	1.00	659,960	1.00	A	1.00	BVG	2.80		605,900
300	A	0.134	9	1.00	100	1.00	100	1.00	45,640	1.00	A	1.00	BVG	2.80		6,120

TOTAL	1.052 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	612,000	541,600			
Infl1	AVG		BUILDING	2,028,600	1,795,000			
N_Index	AVG		DETACHED	19,100	22,700			
			OTHER	75,600	66,900			
			TOTAL	2,735,300	2,426,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G	1.20	50 0.50		1,296	29.47	19,100



BUILDING	CD	ADJ	DESC	MEASURE	10/1/2020	RP
MODEL	1		RESIDENTIAL	LIST	10/1/2020	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	10/1/2020	RP
QUALITY	E	2.00	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1917	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,535,770	
NET AREA	8,340	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	3,081	1917	338.15	1,041,846	CONDITION ELEM	CD	
\$NLA(RCN)	\$304	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	5,259	1917	178.17	936,978	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	2	HIP	1.02	+	EPA	N	ENCLOSED PORCH	540	134.15	72,439	INTERIOR	A	
STORIES	2.75	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	288	53.26	15,339	KITCHEN	V			
ROOMS	26	1.00	FLOOR COVER	1	HARDWOOD	1.02	F	SOL	N	SOLARIUM	75	225.30	16,897	BATHS	A			
BEDROOMS	13	1.00	INT. FINISH	1	PLASTER	1.00	G	SOL	N	SOLARIUM	280	177.34	49,656	HEAT	A			
BATHROOMS	14	1.00	HEATING/COOLING	1	FORCED AIR	1.00	+	OPA	N	OPEN PORCH	238	121.03	28,804	ELECT	A			
BATHROOMS	14	1.00	FUEL SOURCE	2	GAS	1.00	K	SOL	N	SOLARIUM	90	225.31	20,278					
FIXTURES	53	1.00	USE	0		1.00		BMU	N	BSMT UNFINISHED	960	74.99	71,986					
GARAGE CAPACITY	0	1.00						F31	O	FPL 3S 1OP	2	20,611.30	41,223	EFF.YR/AGE	1999 / 23			
% BSMT FINISH	0	1.00						F32	O	FPL 3S 2OP	1	19,786.70	19,787	COND	20	20 %		
# OF HALF BATHS	1	1.00						FIX	O	XTRA FIXTURES	48	4,379.32	210,207	FUNC	0			
# OF UNITS	1	1.00						KIT	O	EXTRA KITCHEN	1	10,329.30	10,329	ECON	0			
														DEPR	20	% GD	80	
														RCNLD				\$2,028,600

