

Key: 7251

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.403

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
FERRARI MICHAEL J & JEAN T FERRARI PO BOX 489 MONUMENT BEACH, MA 02553-0489		34.2-49-0	464 COUNTY RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
FERRARI MICHAEL J &			XX		04545-00314

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 %
16328	04/28/2016	3	ALT/RENO	4,250	04/20/2018	BC	100 100
900345	07/03/1990	6	FENCE	630	01/01/1991	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	21,820	9	1.00	100	1.00	100	1.00	223,915	1.59	A	1.00	R03	0.95		178,470

TOTAL	21,824 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	178,500	158,000			
Infl1	AVG		BUILDING	348,100	308,000			
N_Index	AVG		DETACHED	600	600			
			OTHER	0	0			
			TOTAL	527,200	466,600			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
PTD	A	1.00	30 0.70	14 X 14		196	4.47	600



BUILDING	CD	ADJ	DESC	MEASURE	4/20/2018	BC
MODEL	1		RESIDENTIAL	LIST	4/20/2018	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	11/1/2018	BC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1815	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	457,985
NET AREA	1,875	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	ABN	N	ATT BARN	374		70.63	26,415		
\$NLA(RCN)	\$244	OVERALL	1.260	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,220	1815	239.23	291,856		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	655	1815	138.37	90,635		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	120		87.32	10,479		
				FLOOR COVER	1	HARDWOOD	1.02	E	PTA	N	PATIO	144		18.19	2,619		
				INT. FINISH	1	PLASTER	1.00	F	ATU	N	ATTIC UNF	330		53.79	17,750		
				HEATING/COOLING	2	HOT WATER	1.02	CPC	O	CAPE CELLAR	1			4,805.30	4,805		
				FUEL SOURCE	1	OIL	1.00	F12	O	FPL 1S 2OP	1			10,715.30	10,715		
				USE	0		1.00	FIX	O	XTRA FIXTURES	1			2,710.60	2,711		
																EFF. YR/AGE	1995 / 27
																COND	24 24 %
																FUNC	0
																ECON	0
																DEPR	24 % GD 76
																RCNLD	\$348,100

