

Key: 7581

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.737

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DALLACOSTA JOHN C 6 COLONY AVE BOURNE, MA 02532				35.2-25-0				6 COLONY AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DALLACOSTA JOHN C				12/06/2016	H	100	30139-196				
DALLACOSTA JOHN C ETUX				09/27/2002	QS	265,000	15662-207				
MEERE JAMES F JR &					XX		03002-0042				

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	%
980288	06/01/1998	9	DECK	2,000	09/28/1999	MWS	100	100

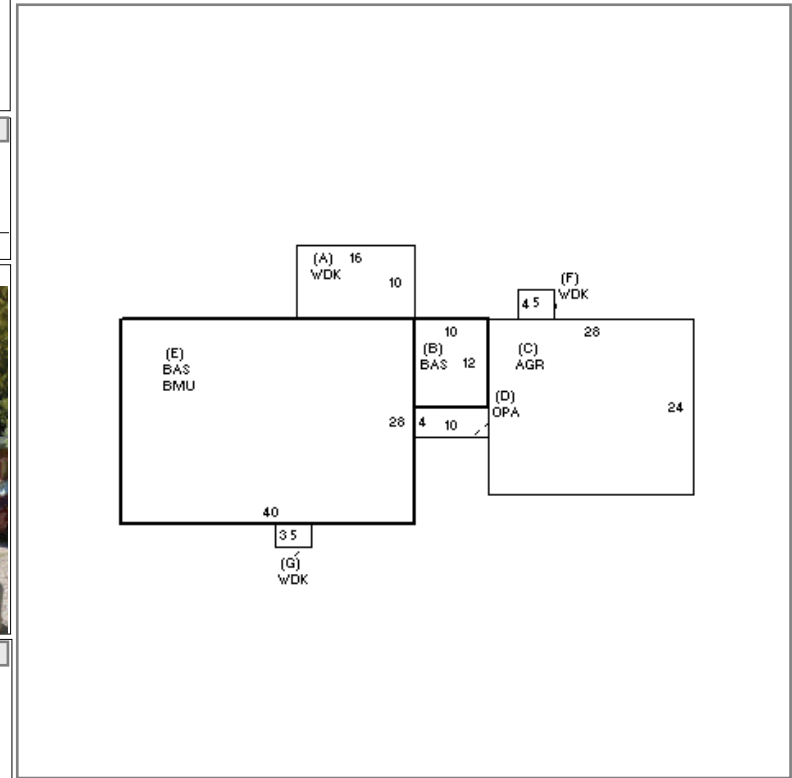
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	13,090 9	1.00	100	1.00	100	1.00	235,700	2.46	A	1.00	R04 1.00	174,160

TOTAL	13,112 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	174,200	154,100			
Infl1	AVG		BUILDING	303,100	268,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>477,300</b>	<b>422,300</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/28/2021	RP
MODEL	1		RESIDENTIAL	LIST	6/28/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	6/28/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1978	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	383.647		
NET AREA	1,240	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	195		35.86	6,993	CONDITION ELEM	CD		
\$NLA(RCN)	\$309	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,240	1978	192.71	238,959	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	672		59.60	40,049	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	40		83.53	3,341	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02	E	BMU	N	BSMT UNFINISHED	1,120		37.38	41,868	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00		BMF	N	BSMT FINISH	1,120		35.58	39,852	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02		F11	O	FPL 1S 1OP	1		8,219.70	8,220	ELECT	A		
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	2		2,183.05	4,366				
				USE	0		1.00												
																		EFF.YR/AGE	1998 / 24
																		COND	21 21 %
																		FUNC	0
																		ECON	0
																		DEPR	21 % GD 79
																		RCNLD	\$303,100