

Key: 7761

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.920

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
URCIUOLI JOSEPH C PO BOX 1445 POCASSET, MA 02559				37.4-39-0				15 RICHMOND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
URCIUOLI JOSEPH C				06/11/2020	F	100	32977-131				
URCIUOLI JOSEPH C				06/11/2020	F	100	32977-127				
URCIUOLI JOSEPH C TR				06/03/2013	F	1	27429-255				


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	%
17843	10/13/2017	15	INSULATE/WEA	6,000			100	100
970242	05/22/1997	3	ALT/RENO	5,000	03/03/1999	JS	100	100
910165	04/25/1991	9	DECK	3,000	02/01/1992	HS	100	100
910073	03/14/1991	6	FENCE	500	02/01/1992	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	3,341	11	1.00	100	1.00	100	1.00	589,250	8.79	A	1.00	BA+	2.50								397,170

DETACHED

TOTAL	3,354 SF		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC		NOTE			LAND	397,200	309,300	
Infl1	AVG			BUILDING	185,200	163,900			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	582,400	473,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/20/2013
									

BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	11/20/2013	JB
MODEL	1		RESIDENTIAL	LIST	3/3/1999	JS
STYLE	4	1.05	CAPE [100%]	REVIEW	3/22/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1946	SIZE ADJ	1.015
NET AREA	1,175	DETAIL ADJ	1.000
\$NLA(RCN)	\$192	OVERALL	1.050

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	5	OTHER	1.00
HEATING/COOLING	7	FL/WALL UNIT	0.98
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	635	1946	219.83	139,595
+	WDK	N	WOOD DECK	416		22.77	9,470
D	EPA	N	ENCLOSED PORCH	126		87.68	11,048
F	OPA	N	OPEN PORCH	24		101.33	2,432
	USF	L	UPPER STORY FIN	540	1946	117.27	63,325

TOTAL RCN	225,870
CONDITION ELEM	CD
EXTERIOR	G
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	\$185,200

