

Key: 7773

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.932

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SALVUCCI PAUL & JUDITH A SALVUCCI PO BOX 432 POCASSET, MA 02559				37.4-51-0				43 BUENA VISTA RD			
				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
				SALVUCCI PAUL & SALVUCCI PAUL AND		07/19/2012	F	100	26512-193		
						09/09/1998	QS	285,000	11687-12		


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 %
191124	12/02/2019	15	INSULATE/WEA	3,229			100 100

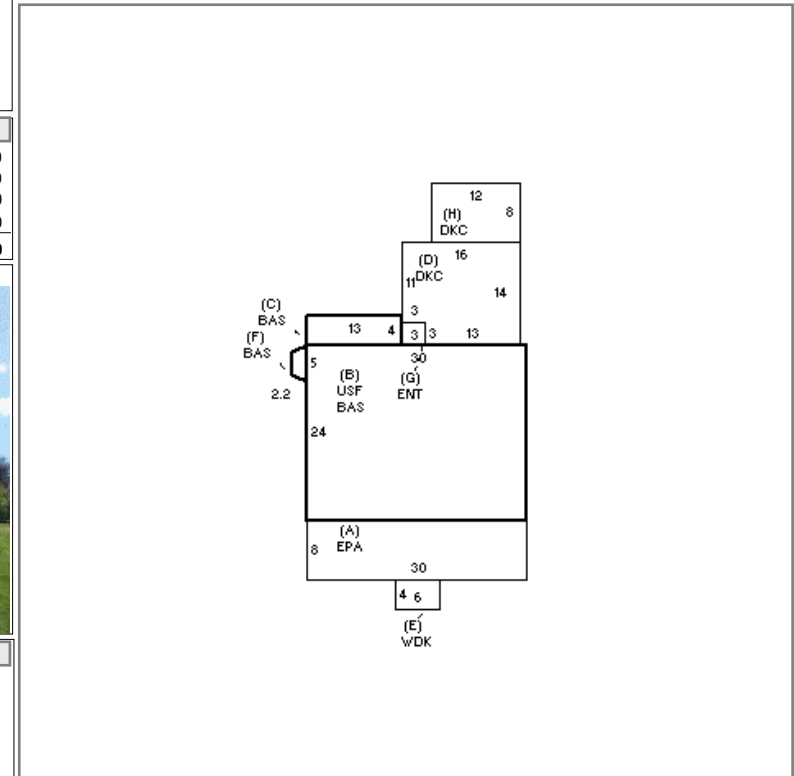
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	2,689	11	1.00	100	1.00	100	1.00	942,800	10.85	A	1.00	BVG	4.00		631,380

DETACHED

TOTAL	2,701 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	631,400	558,800			
Infl1	AVG		BUILDING	230,500	191,200			
N_Index	AVG		DETACHED	2,800	2,200			
			OTHER	0	0			
		TOTAL	864,700	752,200				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/23/2023
SHF	G	1.20	10 0.90 9 X 18		162	19.14	2,800		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/23/2023	SL
MODEL	1		RESIDENTIAL	LIST	8/23/2023	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/23/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1940	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	303.306
NET AREA	1,500	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	EPA	N	ENCLOSED PORCH	240		67.20	16,129	CONDITION ELEM	CD
\$NLA(RCN)	\$202	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	772	1940	212.50	164,052	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	720	1940	112.02	80,652	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	DKC	N	DECK-COMPOSITE	311		64.68	20,117	KITCHEN	A
				FLOOR COVER	2	SOFTWOOD	1.02	E	WDK	N	WOOD DECK	24		72.80	1,747	BATHS	A
				INT. FINISH	3	WOOD PANEL	0.98	F	BAS	L	BASE AREA	8	1940	212.48	1,700	HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00	G	ENT	N	ENCLOSED ENTRY	9		117.67	1,059	ELECT	A
				FUEL SOURCE	2	GAS	1.00	F21	O	FPL 2S 1OP	1		9,075.00	9,075			
				USE	0		1.00	FIX	O	XTRA FIXTURES	4		2,193.80	8,775			

EFF. YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$230,500