

Key: 8567

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.732

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
MIGLIACCIO ROBERT F ETUX				39.0-115-0				10 PORTSIDE DR				
MIGLIACCIO EMILY				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
10 PORTSIDE DRIVE				MIGLIACCIO ROBERT F ETUX				05/26/2017	A	235,000	(213027)	
POCASSET, MA 02559				MIGLIACCIO ELEANOR & ELLE				12/05/2011	F	1	(195804)	
				MIGLIACCIO ELEANOR C				03/14/2011	N		(60660)	

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	20,000	11	1.00	100	1.00	100	1.00				185,010	
TOTAL						19,994 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS

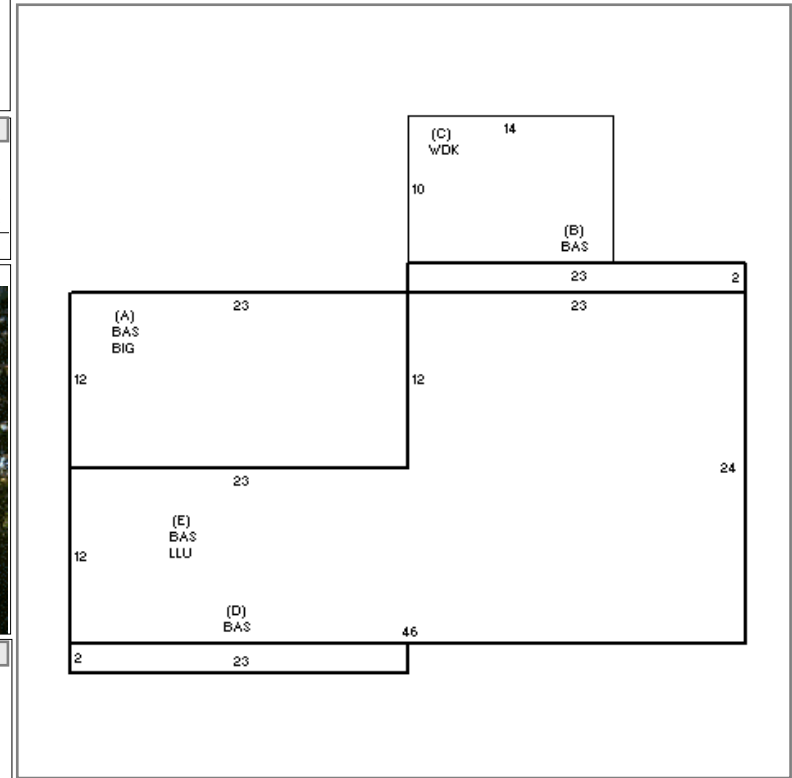
Nbhd	Infl1	N_Index	POC	AVG	AVG	LAND	BUILDING	DETACHED	OTHER	TOTAL
						185,000	250,000	0	0	435,000
						163,700	221,300	0	0	385,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/21/2008	RJM
MODEL	1		RESIDENTIAL	LIST	8/21/2008	RJM
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	8/25/2008	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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	%
18285	04/11/2018	15	INSULATE/WEA	4,559				
930197	05/12/1993	3	ALT/RENO	4,000	05/06/1994	JS	100	100



YEAR BLT	1973	SIZE ADJ	1.015
NET AREA	1,196	DETAIL ADJ	1.000
\$NLA(RCN)	\$258	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BIG	N	BUILT-IN GARAGE	276		91.67	25,301
+	BAS	L	BASE AREA	1,196	1973	198.74	237,696
C	WDK	N	WOOD DECK	140		40.91	5,727
E	LLU	N	LOWER LEVEL UNF	828		33.17	27,464
	F11	O	FPL 1S 1OP	1		8,301.00	8,301
	MST	O	MAS/METAL STACK	1		4,131.90	4,132

TOTAL RCN	308,621
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2000 / 22
COND	19 19%
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$250,000