

Key: 8932

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.128

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BONZAGNI FAMILY NOMINEE TRUST				42.4-35-0				421 CIRCUIT AVE			
421 CIRCUIT AVE				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
POCASSET, MA 02559				BONZAGNI FAMILY NOMINEE T				12/02/2004	F	19306-110	1
				BONZAGNI JOHN J ET AL				07/23/1993	N	325,000	08691-00327


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	%
07011	01/08/2007	3	ALT/RENO	70,000	08/23/2007	DB	100	100

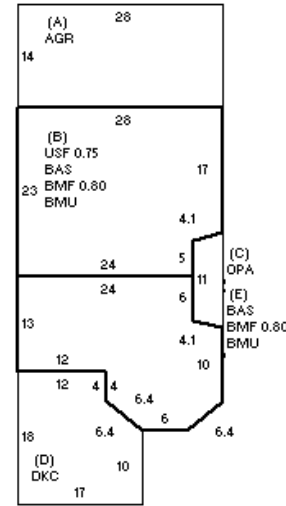
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,300	11	1.00	100	1.00	942,800	6.89	A	1.00	HCE	4.00	641,490

TOTAL	4,312 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	641,500	638,700			
Infl1	AVG		BUILDING	496,300	356,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	1,137,800	994,900				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	DATE
									09/14/2023



BU I L D I N G

BUILDING	CD	ADJ	DESC	MEASURE	9/14/2023	SL
MODEL	1		RESIDENTIAL	LIST	9/14/2023	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	9/14/2023	SL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	533,700
NET AREA	1,535	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	392		92.28	36,172	CONDITION ELEM	CD
\$NLA(RCN)	\$348	OVERALL	1.190	EXT COVER	15	VINYL SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	1,068		48.21	51,489	EXTERIOR	G
				ROOF SHAPE	2	HIP	1.02	B	BMF	N	BSMT FINISH	498		57.93	28,848	INTERIOR	G
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,068	1980	253.80	271,055	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.02	B	USF	L	UPPER STORY FIN	467	1980	145.47	67,936	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	48		107.72	5,171	HEAT	U
				HEATING/COOLING	9	WARM-COOL AIR	1.03	D	DKC	N	DECK-COMPOSITE	276		83.01	22,912	ELECT	U
				FUEL SOURCE	2	GAS	1.00	E	BMF	N	BSMT FINISH	357		77.25	27,579		
				USE	0		1.00	FIX	O	XTRA FIXTURES	5		2,815.52	14,078			
								GFP	O	GAS FIREPLACE	1		8,461.40	8,461			

EFF. YR/AGE	2012 / 10
COND	7 7 %
FUNC	0
ECON	0
DEPR	7 % GD 93
RCNLD	\$496,300