Key: 9324

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,540

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CUCCI NICHOLAS L &	43.3-19-0	81 BELLAVISTA DR
CAROL A CUCCI		
192 TURNBERRY CT SOUTH		
ATLANTIS, FL 33462		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CUCCI NICHOLAS L &	05/21/2008	N	100	(186007)
CUCCI NICHOLAS ETUX	05/21/2008	N		(186008)
CUCCI NICHOLAS L &		XX		00824-00119

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	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,900	11 1.00	100 1.00	100 1.00	659,960	2.33	A 1.00	HCG 2.80			491,230

TOTAL	13,896 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

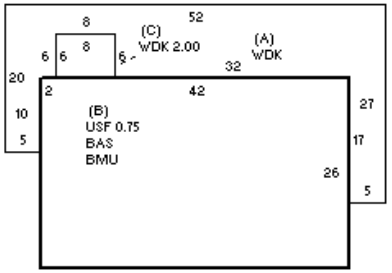
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	491,200	434,800
BUILDING	323,500	284,600
DETACHED	0	0
OTHER	0	0
TOTAL	**814,700**	**719,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/10/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/10/2023	SL
LIST	8/10/2023	EST
REVIEW	9/29/2023	TL

YEAR BLT	1984	SIZE ADJ	1.010
NET AREA	1,911	DETAIL ADJ	1.000
$NLA(RCN)	$217	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	1.00
GARAGE CAPACITY	0	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	WDK	N	WOOD DECK	703		23.95	16,834
B	BMU	N	BSMT UNFINISHED	1,092		40.88	44,642
B	BAS	L	BASE AREA	1,092	1984	215.21	235,013
B	USF	L	UPPER STORY FIN	819	1984	120.69	98,843
	F21	O	FPL 2S 1OP	1		9,875.80	9,876
	FIX	O	XTRA FIXTURES	4		2,387.38	9,550

TOTAL RCN 414,758

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE 1997 / 25

COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78

RCNLD $323,500