Key: 9482

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,702

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BALDI JONATHAN L KARA L BALDI 18 KENMORE RD BELMONT, MA 02478	43.3-207-0	59 WAMSUTTA AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BALDI JONATHAN L OLIVER JANE L	07/22/2005	QS XX	378,000	20076-343 04839-00008

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	%
06188	04/04/2006	9	DECK	6,800	07/06/2006	TL	100	100

LAND

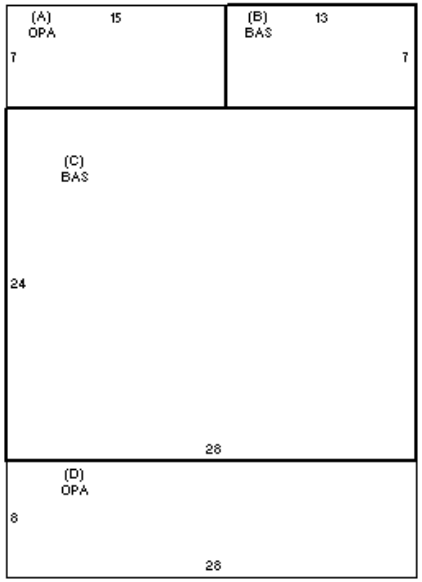
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,000	11 1.00	100 1.00	100 1.00	518,540	5.97	A 1.00	BA- 2.20			355,230

TOTAL	5,009 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	355,200	314,400
BUILDING	140,500	124,400
DETACHED	0	0
OTHER	0	0
TOTAL	**495,700**	**438,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	8 X 10			0.00	

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/6/2006	TL
LIST	7/6/2006	TL
REVIEW		

YEAR BLT	1935	SIZE ADJ	1.020
NET AREA	763	DETAIL ADJ	1.000
$NLA(RCN)	$242	OVERALL	0.970

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	6	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	1	PIER	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	3	WOOD PANEL	0.98
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	OPA	N	OPEN PORCH	329		58.23	19,157
+	BAS	L	BASE AREA	763	1935	204.09	155,718
	F11	O	FPL 1S 1OP	1		7,933.00	7,933
	FIX	O	XTRA FIXTURES	1		2,107.40	2,107

TOTAL RCN	184,915

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

EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$140,500