

Key: 993

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.002

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CREMONINI LEON A TRS C/O CREMONINI LOUIS & 15 HOMESTEAD RD SAGAMORE BEACH, MA 02562				6.0-48-0				15 HOMESTEAD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CREMONINI LOUIS & CREMONINI LEON A TRS				03/01/2023	A	440,000	35659-265				
CREMONINI LEON A & DIANA				04/05/2022	F	1	35026-135/37				
				06/15/2011	F	10	25507-88				

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 %
18456	05/23/2018	4	DETACH.STRUC	6,285			100 100
200032	01/19/2000	3	ALT/RENO	2,000	06/21/2000	TL	100 100
930361	07/13/1993	3	ALT/RENO	1,500	01/11/1994	JS	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	21,000	1	1.00	100	1.00	100	1.00	235,700	1.64	A	1.00	R03	1.00			186,580

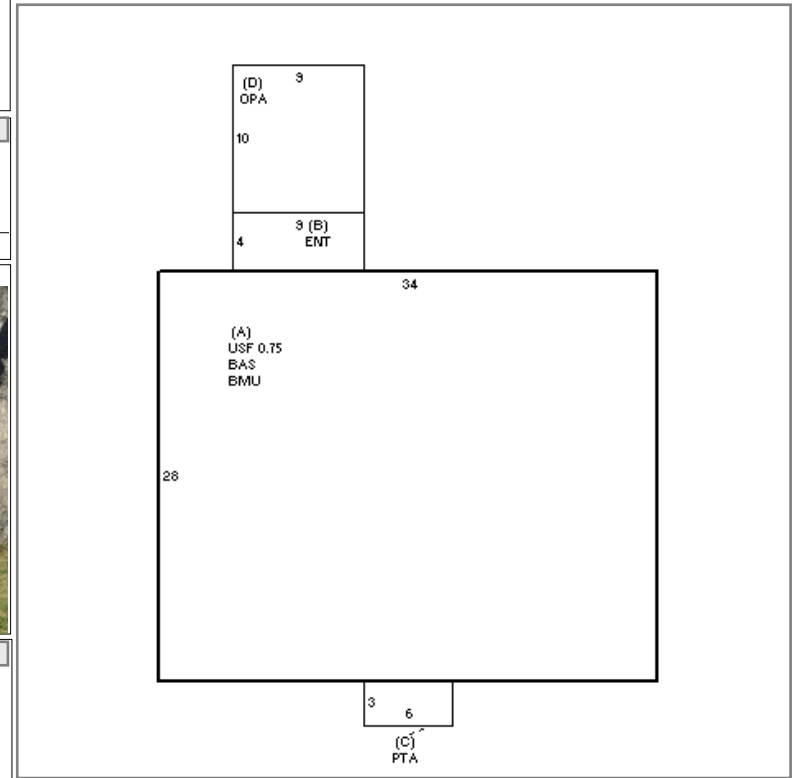
TOTAL	20,996 SF	ZONING	1	FRNT	140	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on State Rd=lpi	LAND	186,600	165,100			
Infl1	AVG		BUILDING	298,900	264,500			
N_Index	AVG		DETACHED	2,800	2,600			
			OTHER	0	0			
			TOTAL	488,300	432,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	F	0.70	F 0.60 7 X 8			0.00	
SHF	F	0.70	F 0.60 8X10			0.00	
SHF	A	1.00	10 0.90 12 X 16	2018	192	15.95	2,800



BUILDING	CD	ADJ	DESC	MEASURE	7/16/2021	NMP
MODEL	1		RESIDENTIAL	LIST	4/6/2017	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	7/2/2018	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1969	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	373.637
NET AREA	1,666	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	952		40.88	38,919		
\$NLA(RCN)	\$224	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	952	1969	222.32	211,648		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	714	1969	121.90	87,038		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	ENT	N	ENCLOSED ENTRY	36		94.76	3,412		
				FLOOR COVER	1	HARDWOOD	1.02	C	PTA	N	PATIO	18		18.87	340		
				INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	90		80.57	7,251		
				HEATING/COOLING	2	HOT WATER	1.02		BMG	O	BSMT GARAGE	1		7,991.20	7,991		
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		9,875.80	9,876		
				USE	0		1.00		FIX	O	XTRA FIXTURES	3		2,387.57	7,163		



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

EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80

RCNLD	\$298,900
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