Key: 10181

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,415

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MCCARTY SHAUNA L TR CIRCUIT AVE NOMINEE TRUST C/O JIM MCCARTY 3960 LOBLOLLY BAY DR #308 NAPLES, FL 34114	47.1-31-0	515 CIRCUIT AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MCCARTY SHAUNA L TR	03/25/2014	F	1	28048-287
MCCARTY JAMES P &	12/12/1980	F	1	3208-154

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

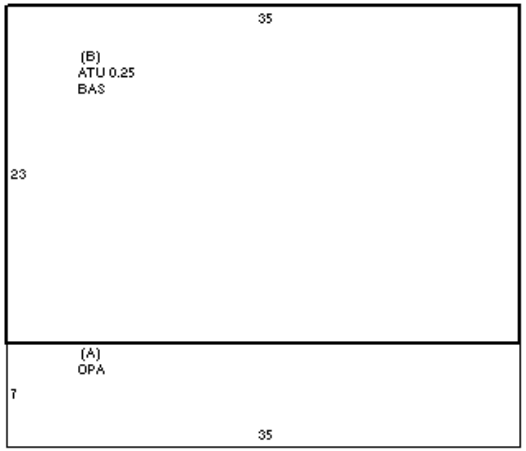
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,180	11 1.00	100 1.00	100 1.00	942,800	2.83	A 1.00	HCE 4.00			684,670

TOTAL	11,195 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	684,700	681,700
BUILDING	121,100	107,200
DETACHED	0	0
OTHER	0	0
TOTAL	**805,800**	**788,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	6 X 15			0.00	

PHOTO 09/11/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/27/2023	SL
LIST	9/27/2023	EST
REVIEW	9/27/2023	SL

YEAR BLT	1900	SIZE ADJ	1.020
NET AREA	805	DETAIL ADJ	1.000
$NLA(RCN)	$198	OVERALL	0.820

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	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	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	3	WOOD PANEL	0.98
HEATING/COOLING	13	NONE	0.80
FUEL SOURCE	8	NONE	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	245		49.22	12,060
B	BAS	L	BASE AREA	805	1900	165.86	133,519
B	ATU	N	ATTIC UNF	201		35.35	7,105
	F11	O	FPL 1S 1OP	1		6,706.30	6,706

TOTAL RCN	159,390

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			$121,100