Key: 10312

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,549

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RILEY MICHELE E C/O NASH PETER & 54661 OAKHILL LN LA QUINTA, CA 92253	47.2-42-0	6 NAIRN RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
NASH PETER &	03/01/2023	QS	994,000	35659-291
RILEY MICHELE E ESTATE OF	01/26/2023	F	1	35611-152
RILEY MICHELE E	11/22/2022	F	1	35501-1

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	%
11299	06/09/2011	4	DETACH.STRUC	205,000	08/29/2013	TL	100	100
09161	04/30/2009	3	ALT/RENO	15,000	09/23/2009	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	19,580	14 1.00	100 1.00	100 1.00	518,540	1.74	A 1.00	BA- 2.20			405,560

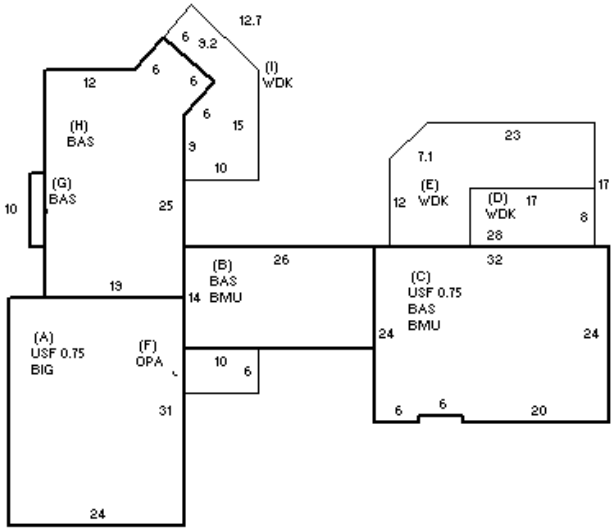
TOTAL	19,558 SF	ZONING	1	FRNT	0
Nbhd	CATAUMET	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	405,600	293,700
BUILDING	603,300	596,000
DETACHED	0	0
OTHER	0	0
TOTAL	**1,008,900**	**889,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/29/2013



BUILDING

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

MEASURE	8/19/2021	RP
LIST	8/19/2021	EST
REVIEW	8/19/2021	RP

BLDG COMMENTS

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	2,900	DETAIL ADJ	1.000
$NLA(RCN)	$242	OVERALL	1.140

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	5	1.00
BATHROOMS	3	1.00
FIXTURES	14	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	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	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BIG	N	BUILT-IN GARAGE	744		88.28	65,678
A	USF	L	UPPER STORY FIN	558	2011	124.45	69,443
+	BMU	N	BSMT UNFINISHED	1,126		43.65	49,148
+	BAS	L	BASE AREA	1,126	1973	212.01	238,720
C	USF	L	UPPER STORY FIN	572	1973	124.45	71,186
+	WDK	N	WOOD DECK	792		25.57	20,250
F	OPA	N	OPEN PORCH	60		91.73	5,504
+	BAS	L	BASE AREA	644	2011	212.01	136,533
	F22	O	FPL 2S 2OP	2		11,037.55	22,075
	FIX	O	XTRA FIXTURES	9		2,549.08	22,942

TOTAL RCN	701,478

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

EFF.YR/AGE	2005 / 17		
COND	14	14 %	
FUNC	0		
ECON	0		
DEPR	14	% GD	86
RCNLD			$603,300