Key: 10495

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,738

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
AMADO ADELINA S PO BOX 116 CATAUMET, MA 02534-0116	48.0-63-0	1039 COUNTY RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
AMADO ADELINA S	11/25/1996	XX		10499-278

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	%
200089	03/02/2000	3	ALT/RENO	300	05/21/2001	EB	100	100
990166	04/13/1999	6	FENCE	600	12/10/1999	MS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,064	14 1.00	100 1.00	100 1.00	223,915	2.17	A 1.00	R03 0.95			168,400

TOTAL	15,072 SF	ZONING	1	FRNT	0

Nbhd	CATAUMET
Infl1	AVG
N_Index	AVG

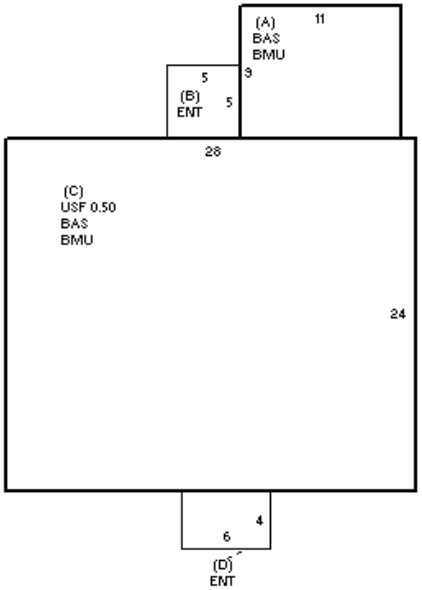
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	168,400	149,000
BUILDING	195,700	173,200
DETACHED	12,000	11,500
OTHER	0	0
TOTAL	376,100	333,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	F 0.70	F 0.60	18X18		324	10.33	2,000
DGF	A 1.00	A 0.75	22X16		330	40.60	10,000

PHOTO 06/28/2021



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	6/28/2021	RP
LIST	6/28/2021	EST
REVIEW	6/28/2021	RP

YEAR BLT	1900	SIZE ADJ	1.015
NET AREA	1,107	DETAIL ADJ	1.000
$NLA(RCN)	$233	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	1.5	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	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	771		49.99	38,544
+	BAS	L	BASE AREA	771	1900	224.02	172,721
B	ENT	N	ENCLOSED ENTRY	25		124.03	3,101
C	USF	L	UPPER STORY FIN	336	1900	119.50	40,152
D	ENT	N	ENCLOSED ENTRY	24		124.04	2,977

TOTAL RCN	257,495

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		$195,700