

Key: 10590

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.839

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CASELLA JOSEPH D TR JOSEPH D CASELLA REV TR & JOANNE M 207 SOUTH MAIN ST SHERBORN, MA 01770				50.0-48-2				637 SCRAGGY NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CASELLA JOSEPH D TR JOSEP SCRAGGY NECK DEVELOPMENT				11/03/2014	QS XX	345,000	28486-97 00634-0490				

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	%
16318	04/27/2016	1	NEW CONSTRUC	505,000	09/20/2016	TL	100	100

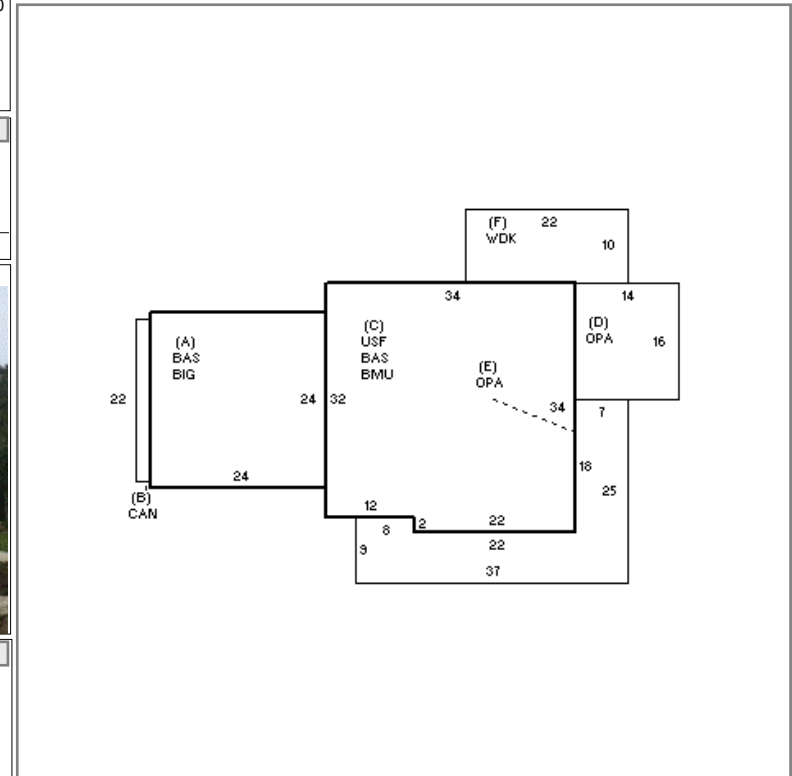
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	15	1.00	100	1.00	100	1.00	942,800	1.00	A	1.00	BAV	4.00		865,580
300	A	0.058	15	1.00	100	1.00	100	1.00	65,200	1.00	A	1.00	BAV	4.00		3,780

TOTAL	42,515 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE	LAND	869,400	769,400			
Infl1	AVG		BUILDING	659,600	589,700			
N_Index	AVG		DETACHED	700	700			
			OTHER	0	0			
			TOTAL	1,529,700	1,359,800			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
PTD	G	1.20	10 0.90	12 X 12 EST		144	5.64	700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/12/2017	TL
MODEL	1		RESIDENTIAL	LIST	7/12/2017	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	2016	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	679,954			
NET AREA	2,840	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	576		92.28	53,155	CONDITION ELEM	CD			
\$NLA(RCN)	\$239	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,708	2016	208.47	356,059	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	B	CAN	N	CANOPY	44		16.05	706	INTERIOR	A			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	1,132		42.92	48,584	KITCHEN	A			
				FLOOR COVER	1	HARDWOOD	1.02	C	USF	L	UPPER STORY FIN	1,132	2016	122.37	138,524	BATHS	A			
				INT. FINISH	1	PLASTER	1.00	+	OPA	N	OPEN PORCH	625		69.27	43,294	HEAT	A			
				HEATING/COOLING	9	WARM-COOL AIR	1.03	F	WDK	N	WOOD DECK	220		30.48	6,707	ELECT	A			
				FUEL SOURCE	2	GAS	1.00	F21	O	FPL 2S 1OP	1		10,368.20	10,368						
				USE	0		1.00	FIX	O	XTRA FIXTURES	9		2,506.49	22,558						
																		EFF.YR/AGE	2016 / 6	
																		COND	3 3 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	3 % GD 97	
																		RCNLD	\$659,600	