

Key: 10608

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.861

LEGAL

LAND

DETACHED

BUILDING

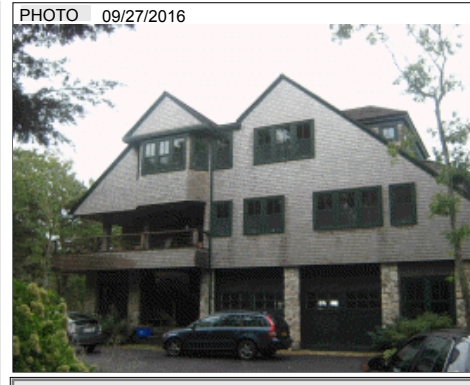
CURRENT OWNER				PARCEL ID				LOCATION			
WHEELER PETER T TRS OF 15 BOULDER RD TRUST 111 ROLLING LANE WESTON, MA 02493				50.0-65-0				15 BOULDER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WHEELER PETER T TRS OF				01/25/2016	F		1	29413-112			
MUNRO ELIZABETH & RICHARD				08/31/2006	QS	1,500,000		21315-97			
CHURCHILL W HALLOWELL JR					XX			02448-0255			

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 %
15658	08/06/2015	4	DETACH.STRUC	10,000	03/10/2016	TL	100 100
11496	08/25/2011	10	WOODSTOVE		05/03/2013		100 100
10374	06/29/2010	1	NEW CONSTRUC	809,000	05/02/2011		100 100

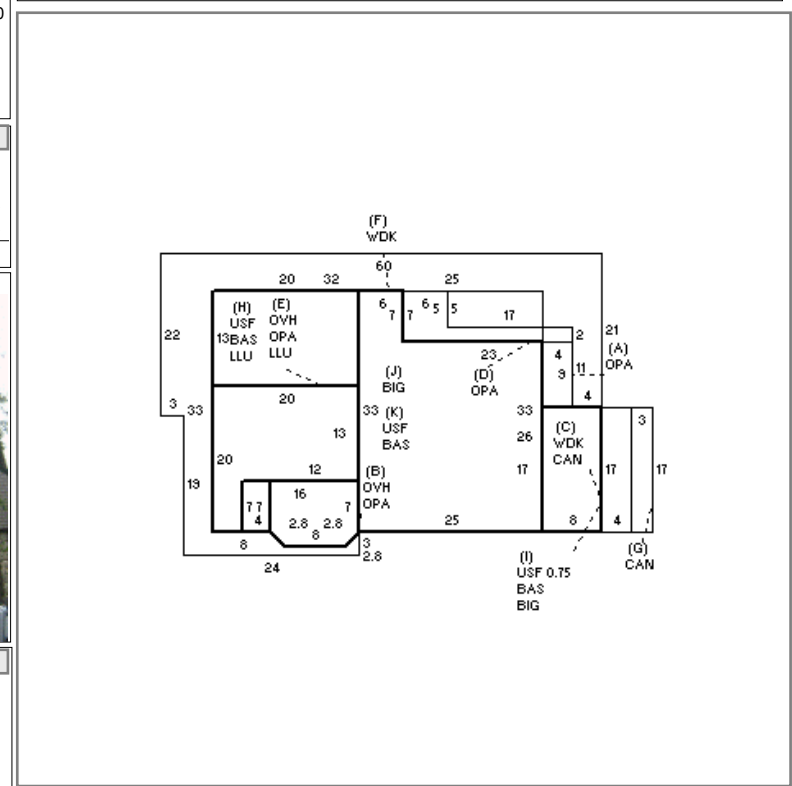
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	15	1.00	100	1,708,825	1.00	A	1.00	BEX	7.25	1,568,860
325	A	2,022	15	1.00	100	24,795	1.00	ML	0.60	BEX	7.25	50,140

TOTAL	2.940 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE			LAND	1,267,900	1,267,900	
Infl1	AVG		BUILDING	858,600	768,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	2,126,500	2,036,100	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/5/2020	RP
MODEL	1		RESIDENTIAL	LIST	3/5/2020	RP
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/15/2021	RP
QUALITY	V	1.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2010	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,590	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	+	OPA	N	OPEN PORCH	560		96.13	53,835
\$NLA(RCN)	\$360	OVERALL	1.210	EXT COVER	1	WOOD SHINGLE	1.02	+	OVH	L	OVERHANG	448	2010	295.83	132,531
				ROOF SHAPE	1	GABLE	1.00	C	CAN	N	CANOPY	68		21.50	1,462
				ROOF COVER	2	WOOD SHINGLES	1.02	+	LLU	N	LOWER LEVEL UNF	576		59.23	34,114
				FLOOR COVER	1	HARDWOOD	1.02	+	WDK	N	WOOD DECK	752		34.89	26,239
				INT. FINISH	2	DRYWALL	1.00	G	CAN	N	CANOPY	51		21.52	1,098
				HEATING/COOLING	11	HT WATER CL AIR	1.05	+	USF	L	UPPER STORY FIN	1,054	2010	169.83	179,002
				FUEL SOURCE	2	GAS	1.00	I	BIG	N	BUILT-IN GARAGE	136		177.63	24,158
				USE	0		1.00	J	BIG	N	BUILT-IN GARAGE	825		114.33	94,325
								+	BAS	L	BASE AREA	1,088	2010	313.58	341,171
								F21	O	FPL 2S 1OP	1		14,389.50	14,390	
								FIX	O	XTRA FIXTURES	6		3,478.82	20,873	
								WPL	O	WHIRLPOOL	1		10,028.10	10,028	

TOTAL RCN	933,225
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$858,600