

Key: 10657

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.917

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HURTER JANE M PO BOX 241 CATAUMET, MA 02534-0241				50.0-115-0				3 GULL LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HURTER JANE M				08/24/2010	F	10	24773-9				
HURTER DONALD A JR				03/10/1992	F	1	07911-00323				

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	%
EXB-23-255	05/12/2023	14	SOLAR	27,637			100	100
17100	02/10/2017	5	DEMOLITIONS	6,000	04/23/2018	TL	100	100
11744	11/23/2011	2	ADDITIONS	38,000	02/03/2016	SW	100	100

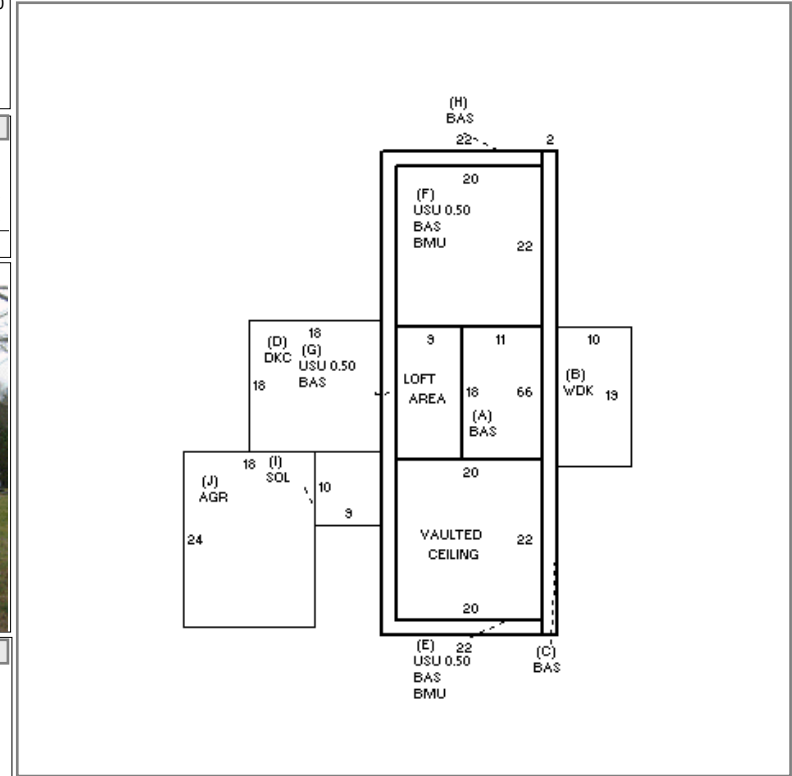
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	15	1.00	100	1.00	100	1.00	942,800	1.00	A	1.00	BAV	4.00	865,580
300	A	0.112	15	1.00	100	1.00	100	1.00	65,200	1.00	A	1.00	BAV	4.00	7,300

TOTAL	1.030 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE	LAND	872,900	772,500			
Infl1	AVG		BUILDING	372,200	329,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,245,100	1,101,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CTA	F	0.70	80 0.20			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	2/3/2016	SW
MODEL	1		RESIDENTIAL	LIST	2/3/2016	SW
STYLE	4	1.06	CAPE [72%]	REVIEW	4/23/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1959	SIZE ADJ	1.010
NET AREA	1,584	DETAIL ADJ	1.000
\$NLA(RCN)	\$287	OVERALL	1.084
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	2	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,144	1959	200.85	229,776
EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	190		38.30	7,276
ROOF SHAPE	1	GABLE	1.00	D	DKC	N	DECK-COMPOSITE	324		68.75	22,273
ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	880		39.92	35,132
FLOOR COVER	3	W/W CARPET	1.00	E	BAS	L	BASE AREA	440	1959	200.85	88,376
INT. FINISH	2	DRYWALL	1.00	+	USU	N	UPPER STORY UNF	521		51.28	26,716
HEATING/COOLING	1	FORCED AIR	1.00	I	SOL	N	SOLARIUM	90		119.96	10,796
FUEL SOURCE	1	OIL	1.00	J	AGR	N	ATT GARAGE	432		67.67	29,232
USE	0		1.00	MST	O		MAS/METAL STACK	1		4,369.50	4,370

TOTAL RCN	453,948
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$372,200