

Key: 10794

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.068

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SHEA GREGORY M & LOPES CINDY S 120 SCHOOL ST BRAINTREE, MA 02184				51.1-36-0				162 SCRAGGY NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SHEA GREGORY M & BOLTON JOAN R				08/20/2004	QS	639,900	18955-238				
SARGENT EDWIN A & MARGARE				10/28/1992	QS	225,000	08274-00174				
				05/17/1989	O	147,500	N/A-N/A				

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 %
15592	07/14/2015	3	ALT/RENO	7,000			100 100
940007	01/14/1994	6	FENCE		05/23/1995	JC	100 100
910031	02/04/1991	10	WOODSTOVE	1,000	02/01/1992	HS	100 100
890716	11/28/1989	1	NEW CONSTRUC	100,000	08/29/1991	HS	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	14	1.00	100	1.00	100	1.00	518,540	1.00	A	1.00	BAV	2.20		476,070
300	A	0.049	14	1.00	100	1.00	100	1.00	35,860	1.00	A	1.00	BAV	2.20		1,760

TOTAL	42,123 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	477,800	413,300			
Infl1	AVG		BUILDING	329,200	291,300			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
			TOTAL	808,800	706,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CPD	A	1.00	A 0.75 14 X 20		280	8.50	1,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	12/17/2001	TL
MODEL	1		RESIDENTIAL	LIST	12/17/2001	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	12/17/2001	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1989	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,619	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,226		39.30	48,181
\$NLA(RCN)	\$257	OVERALL	1.160	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	344		26.28	9,039
				ROOF SHAPE	1	GABLE	1.00	C	USF	L	UPPER STORY FIN	393	1989	135.36	53,197
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,226	1989	231.25	283,515
				FLOOR COVER	1	HARDWOOD	1.02	F	OPA	N	OPEN PORCH	54		94.27	5,091
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		9,863.60	9,864	
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	3		2,619.87	7,860	
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								

TOTAL RCN	416,746
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1998 / 24	
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$329,200

