

Key: 10887

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.167

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
MCCABE ROBERT J & SYDNEY E HITCHCOCK PO BOX 425 CATAUMET, MA 02534-0425		51.2-68-0		1 OLD CATAUMET PASSAGE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MCCABE ROBERT J &		07/07/1995	H	55,000	9744-185

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-22-426	07/12/2022	14	SOLAR	43,400			100 100
EXB-22-195	04/06/2022	3	ALT/RENO	31,734	03/24/2022	SL	100 100
970560	11/03/1997	1	NEW CONSTRUC	110,000	09/14/1999	MS	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	294,625	1.00	A	1.00	R06	1.25		270,490
300	A	0.012	14	1.00	100	1.00	100	1.00	20,375	1.00	A	1.00	R06	1.25		240

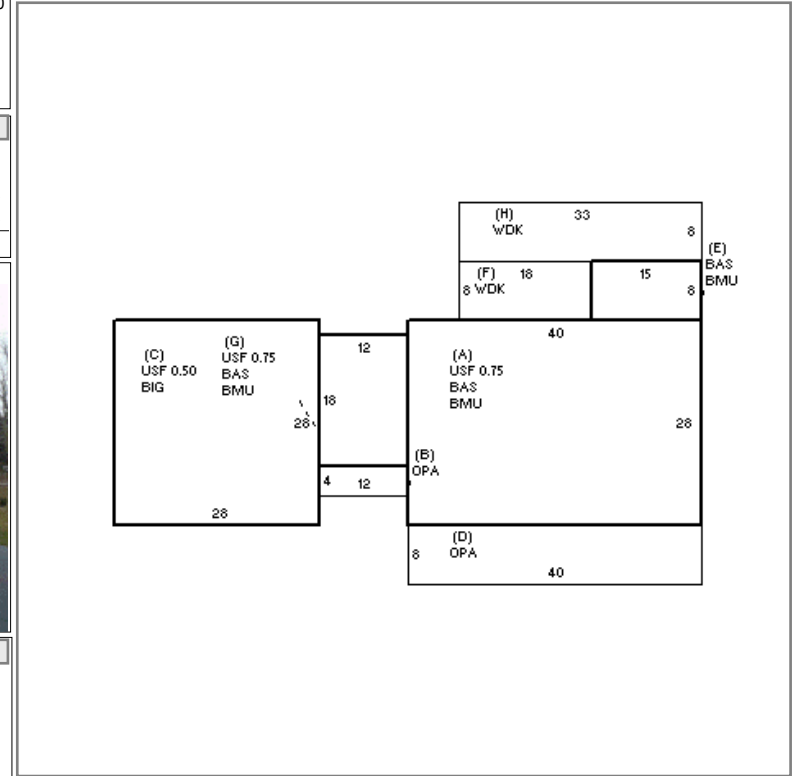
TOTAL	40,511 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	270,700	239,600			
Infl1	AVG		BUILDING	613,700	546,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	884,400	786,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	3/24/2023	SL
MODEL	1		RESIDENTIAL	LIST	9/1/2021	EST
STYLE	4	1.04	CAPE [86%]	REVIEW	9/21/2023	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	713,621
NET AREA	2,850	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,456		39.81	57,970		
\$NLA(RCN)	\$250	OVERALL	1.133	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,456	1998	228.64	332,898		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,002	1998	129.58	129,835		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	368		73.35	26,992		
				FLOOR COVER	1	HARDWOOD	1.02	C	BIG	N	BUILT-IN GARAGE	784		91.91	72,060		
				INT. FINISH	2	DRYWALL	1.00	C	USF	L	UPPER STORY FIN	392	1998	129.57	50,793		
				HEATING/COOLING	11	HT WATER CL AIR	1.05	+	WDK	N	WOOD DECK	408		26.62	10,862		
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		10,978.70	10,979		
				USE	0		1.00		FIX	O	XTRA FIXTURES	8		2,654.15	21,233		



CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	2005 / 17	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD	\$613,700	