

Key: 11066

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.356

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION		
ROUX JAMES C & MARY M ROUX P O BOX 268 CATAUMET, MA 02534-0268		51.4-105-0	1 SHEARWATER DR		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ROUX JAMES C & SMITH ROBERTA M		02/29/2000	QS	159,000	12855-315
		03/15/1996	QS	125,000	10103-285

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	%
15747	08/26/2015	14	SOLAR	13,000				
200133	03/21/2000	4	DETACH.STRUC	18,000	12/18/2000	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,120	14	1.00	100	1.00	100	1.00	294,625	1.70	A	1.00	R06	1.25			231,490

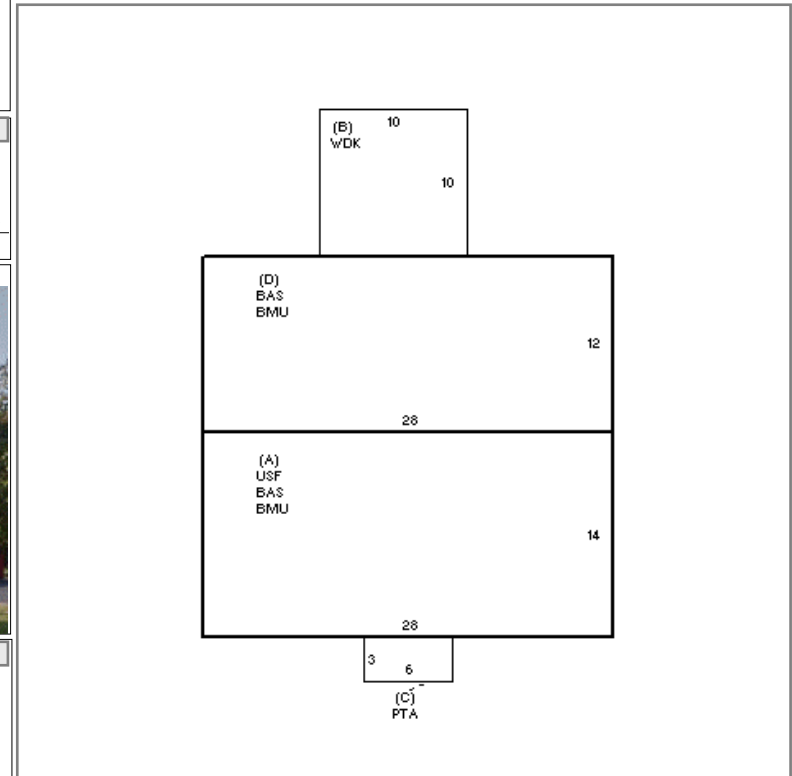
TOTAL	20,125 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	231,500	204,900			
Infl1	AVG		BUILDING	200,000	177,000			
N_Index	AVG		DETACHED	28,400	27,000			
			OTHER	0	0			
			TOTAL	459,900	408,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	10 0.90 24 X 32	2000	768	41.10	28,400



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/13/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/13/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/13/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1978	SIZE ADJ	1.015
NET AREA	1,120	DETAIL ADJ	1.000
\$NLA(RCN)	\$226	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	7	1.00	
GARAGE CAPACITY	3	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	6	SALTBOX	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	35	WW-VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	728		47.66	34,694
A	BAS	L	BASE AREA	392	1978	213.55	83,713
A	USF	L	UPPER STORY FIN	392	1978	113.92	44,656
B	WDK	N	WOOD DECK	100		45.55	4,555
C	PTA	N	PATIO	18		17.43	314
D	BAS	L	BASE AREA	336	1978	213.56	71,755
	F21	O	FPL 2S 1OP	1		9,120.00	9,120
	FIX	O	XTRA FIXTURES	2		2,204.65	4,409

TOTAL RCN	253,216
CONDITION ELEM	CD
EXTERIOR	G
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	\$200,000