

Key: 11073

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.363

LEG
A
L
L
A
N
D

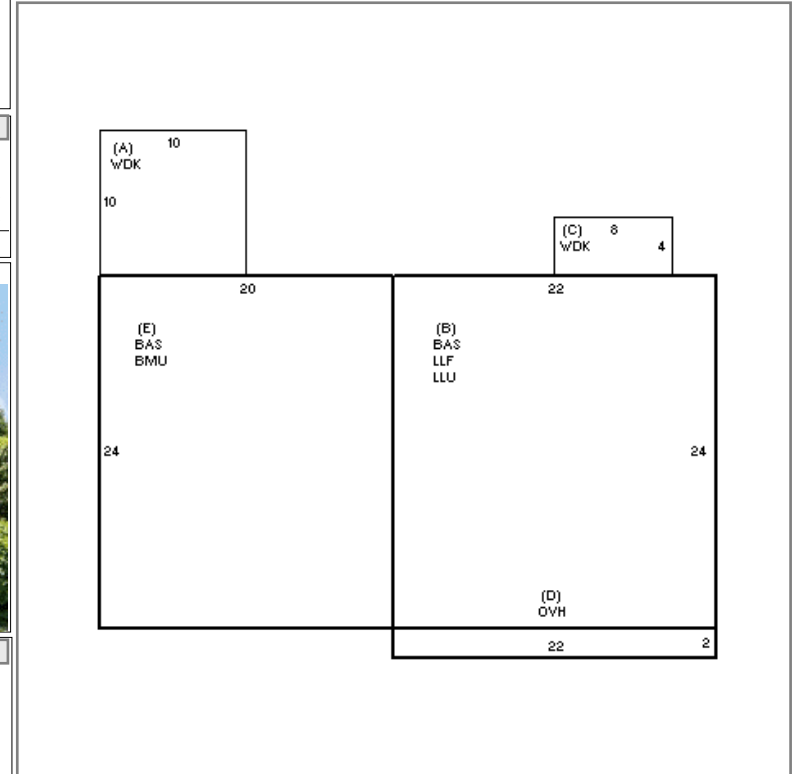
CURRENT OWNER				PARCEL ID				LOCATION															
BILODEAU PETER J PO BOX 166 SAGAMORE, MA 02561				51.4-112-0				11 SHEARWATER DR															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
BILODEAU PETER J				10/30/2020	QS	382,000	33423-294																
STUHLAK CHRISTOPHER &				10/22/1999	F	1	12618-206																
STUHLAK CHRISTOPHER &				12/13/1989	O	130,000	6988-68																
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	23,520	14	1.00	100	1.00	100	1.00	294,625	1.50	A	1.00	R06	1.25									238,160

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-22-97	02/22/2022	15	INSULATE/WEA	3,479				
		3	ALT/RENO		11/25/2020	TL	100	100
EXB-20-22	06/05/2020	3	ALT/RENO	2,000				
12751	10/17/2012	15	INSULATE/WEA	3,000	11/15/2012		100	100
890535	08/28/1989	1	NEW CONSTRUC	129,000	08/28/1991	HS	100	100

D
E
T
A
C
H
E
D

TOTAL	23,522 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	N O T E				LAND	238,200	210,800
Infl1	AVG		BUILDING	231,400	204,800			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
			TOTAL	471,700	417,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	10 0.90	10 X 12		120	19.71	2,100



B
U
I
L
D
I
N
G

BUILDING	CD	ADJ	DESC	MEASURE	7/19/2019	TL
MODEL	1		RESIDENTIAL	LIST	11/25/2020	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1989	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	292,881		
NET AREA	1,580	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	132		39.51	5,216	CONDITION ELEM	CD		
\$NLA(RCN)	\$185	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	B	LLU	N	LOWER LEVEL UNF	528		36.25	19,142	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	528	1989	61.70	32,577	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,008	1989	191.95	193,483	KITCHEN	A		
				FLOOR COVER	35	WW-VINYL	1.00	D	OVH	L	OVERHANG	44	1989	181.07	7,967	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	E	BMU	N	BSMT UNFINISHED	480		46.03	22,093	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	B	BMF	N	BSMT FINISH	144		58.43	8,413	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	M	ST	O	MAS/METAL STACK	1		3,990.60	3,991				
				USE	0		1.00												
																		EFF.YR/AGE	1998 / 24
																		COND	21 21 %
																		FUNC	0
																		ECON	0
																		DEPR	21 % GD 79
																		RCNLD	\$231,400