Key: 11080

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11,370

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JOHNSON GERALD R & **CAROLYN D JOHNSON** **PO BOX 702** **CATAUMET, MA 02534-0702**	**51.4-119-0**	**8 WILLETT CIR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JOHNSON GERALD R &	05/18/2011	F	10	25454-77
JOHNSON GERALD R &		XX		05319-00050

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	%
12839	11/21/2012	3	ALT/RENO	7,700			100	100
02073	02/15/2002	4	DETACH.STRUC	2,000	02/27/2004	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,220	14 1.00	100 1.00	100 1.00	294,625	1.69	A 1.00	R06 1.25			231,690

TOTAL	20,212 SF	ZONING	1	FRNT	0

Nbhd	CATAUMET
Infl1	AVG
N_Index	AVG

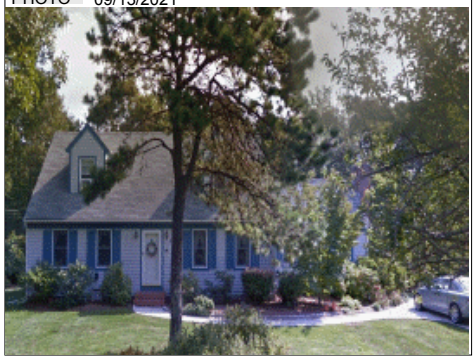
NOTE

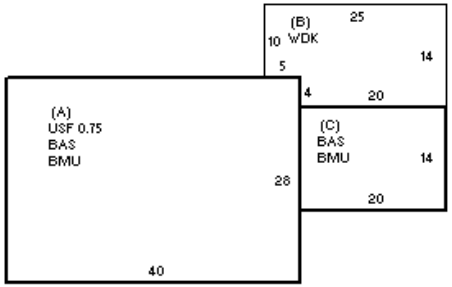
ASSESSED	CURRENT	PREVIOUS
LAND	231,700	205,100
BUILDING	364,200	322,300
DETACHED	1,700	1,600
OTHER	0	0
TOTAL	**597,600**	**529,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	8 X 14		112	16.42	1,700

PHOTO 09/13/2021





BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/13/2021	RP
LIST	9/13/2021	EST
REVIEW	9/13/2021	RP

YEAR BLT	1977	SIZE ADJ	1.005
NET AREA	2,240	DETAIL ADJ	1.000
$NLA(RCN)	$211	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	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	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,400		35.64	49,893
+	BAS	L	BASE AREA	1,400	1977	209.70	293,585
A	USF	L	UPPER STORY FIN	840	1977	120.09	100,875
B	WDK	N	WOOD DECK	330		23.83	7,864
	F11	O	FPL 1S 1OP	1		8,944.50	8,945
	FIX	O	XTRA FIXTURES	5		2,375.68	11,878

TOTAL RCN	473,039

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	$364,200