Key: 11084

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11,373

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SILVIA MATTHEW E PO BOX 1551 NORTH FALMOUTH, MA 02556	51.4-123-0	2 PUFFIN CIR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SILVIA MATTHEW E	02/01/2022	QS	475,000	34874-20
FINNEGAN KATHERINE D	09/23/2002	F	1	15632-129
FINNEGAN KATHERINE D	06/15/1999	QS	154,015	12341-1

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

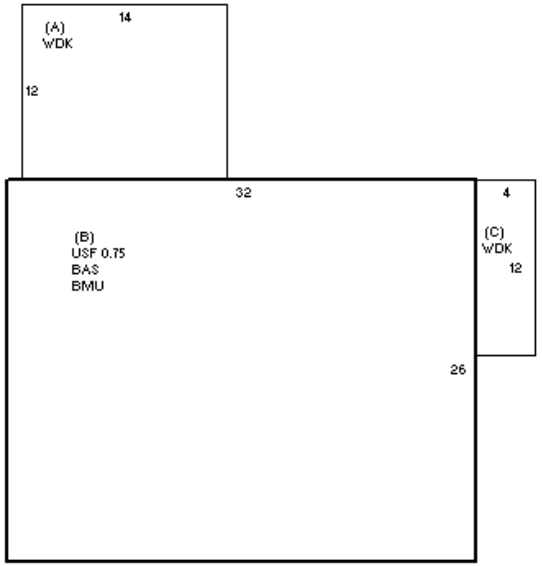
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
14907	10/24/2014	15	INSULATE/WEA	7,400			100	100
04091	03/01/2004	4	DETACH.STRUC	1,000	03/25/2005	TL	100	100
890274	05/12/1989	9	DECK	600	08/28/1991	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,120	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
Nbhd	CATAUMET	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	231,500	204,900
BUILDING	244,500	216,400
DETACHED	0	0
OTHER	0	0
TOTAL	**476,000**	**421,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L 0.90	80 0.20	6 X 8			0.00	
SHF	A 1.00	10 0.90	8 X 9			0.00	

PHOTO 05/18/2023

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	9/25/2018	TL
LIST	9/25/2018	TL
REVIEW	5/18/2023	TL

YEAR BLT	1976	SIZE ADJ	1.015
NET AREA	1,456	DETAIL ADJ	1.000
$NLA(RCN)	$218	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	0	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	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	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
+	WDK	N	WOOD DECK	216		29.18	6,303
B	BMU	N	BSMT UNFINISHED	832		41.08	34,181
B	BAS	L	BASE AREA	832	1976	223.42	185,885
B	USF	L	UPPER STORY FIN	624	1976	122.51	76,443
	F21	O	FPL 2S 1OP	1		9,924.70	9,925
	FIX	O	XTRA FIXTURES	2		2,399.20	4,798

TOTAL RCN	317,535

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			$244,500