

Key: 11115

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.407

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
SEVI LEONIDAH & SONILA BRAKAJ 10 GAY DRIVE SHARON, MA 02067				52.0-17-0				8 SCRAGGY NECK RD EXT				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				SEVI LEONIDAH & BENEFICIAL MASSACHUSETTS				04/15/2011	S	131,000	25384-99	
				MCSWEENEY ALBERT PETER &				01/20/2010	L	185,812	24312-105	
								12/29/1981	QS	50,675	3414-85	

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	%
		2	ADDITIONS		02/14/2019	TL	100	100

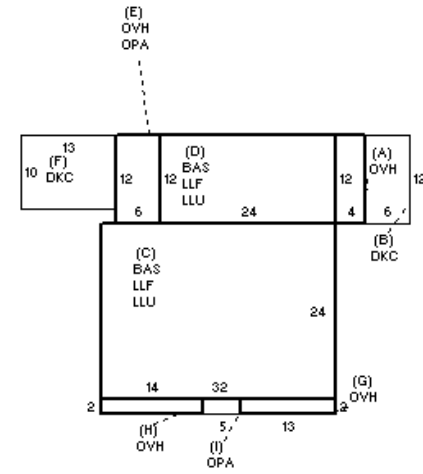
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	8,000	14	1.00	100	1.00	100	1.00	235,700	3.84	A	1.00	R04	1.00			166,180

TOTAL	8,015 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	166,200	147,100			
Infl1	AVG		BUILDING	319,200	282,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>485,400</b>	<b>429,600</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/14/2019	TL
MODEL	1		RESIDENTIAL	LIST	2/14/2019	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW		
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1978	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	394,015				
NET AREA	2,286	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OVH	L	OVERHANG	174	1978	198.75	34,582	CONDITION ELEM	CD				
\$NLA(RCN)	\$172	OVERALL	1.040	EXT COVER	4	VINYL	1.00	+	DKC	N	DECK-COMPOSITE	202		68.91	13,919	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	+	LLU	N	LOWER LEVEL UNF	1,056		35.16	37,130	INTERIOR	A				
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	LLF	L	LOWER LEVEL FIN	1,056	1978	59.84	63,191	KITCHEN	G				
				FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	1,056	1978	210.67	222,473	BATHS	G				
				INT. FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	82		78.87	6,467	HEAT	A				
				HEATING/COOLING	2	HOT WATER	1.02		F12	O	FPL 1S 2OP	1		9,240.60	9,241	ELECT	A				
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	3		2,337.23	7,012						
				USE	0		1.00														
																		EFF.YR/AGE	2000 / 22		
																		COND	19 19 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	19	% GD	81
																		RCNLD	\$319,200		