

Key: 11152

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.447

LEGAL

LAND


CURRENT OWNER										PARCEL ID				LOCATION			
LAROCHELLE MARC P TRS OF THE MPL REALTY TRUST 4 KATIE MARIE DR BOURNE, MA 02532										52.0-49-0				6 FULLERS FARM RD			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
LAROCHELLE MARC P TRS OF										12/15/2017		QS		537,500		(214960)	
MACURDY JAMES K &										02/21/2017		F		1		(212109)	
MACURDY SARAH M TR OF THE										11/10/1992		F		99		(128357)	

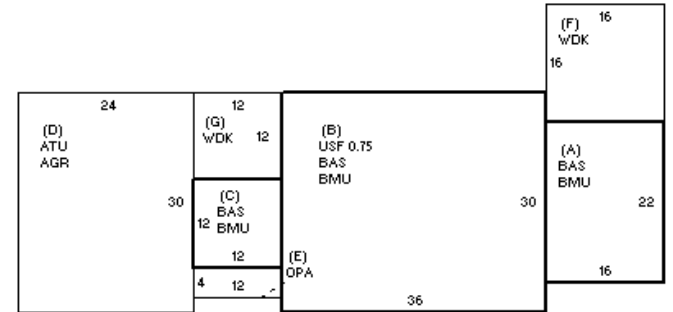
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
08583	10/23/2008	12	CYCLICAL		08/27/2018	DB	100	100
900538	10/03/1990	3	ALT/RENO		11/18/2008		100	100
890662	10/27/1989	10	WOODSTOVE	1,700	08/29/1991	HS	100	100
		1	NEW CONSTRUCT	110,000	08/29/1991	HS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	40,000	14	1.00	100	1.00	100	1.00	353,550	1.00	A	1.00 R07	1.50	324,590
300	A	2,492	14	1.00	100	1.00	100	1.00	24,450	1.00	A	1.00 R07	1.50	60,930

TOTAL	3.410 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		NOTE			LAND	385,500	341,100	
Infl1	AVG			BUILDING	499,300	441,800			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	884,800	782,900			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/04/2008
									



BUILDING	CD	ADJ	DESC	MEASURE	9/4/2008	SAL
MODEL	1		RESIDENTIAL	LIST	9/4/2008	SAL
STYLE	4	1.05	CAPE [100%]	REVIEW	8/27/2018	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1989	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	616,412
NET AREA	2,386	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,576		37.42	58,974		
\$NLA(RCN)	\$258	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	352	1989	214.89	75,640		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,224	1989	214.88	263,019		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	USF	L	UPPER STORY FIN	810	1989	126.09	102,136		
				FLOOR COVER	1	HARDWOOD	1.02	D	AGR	N	ATT GARAGE	720		68.09	49,028		
				INT. FINISH	2	DRYWALL	1.00	D	ATU	N	ATTIC UNF	720		48.92	35,224		
				HEATING/COOLING	2	HOT WATER	1.02	E	OPA	N	OPEN PORCH	48		95.44	4,581		
				FUEL SOURCE	1	OIL	1.00	+	WDK	N	WOOD DECK	400		25.02	10,008		
				USE	0		1.00	F21	O	FPL 2S 1OP	1		10,318.20	10,318			
								FIX	O	XTRA FIXTURES	3		2,494.53	7,484			

BUILDING

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

EFF.YR/AGE	2000 / 22	
COND	19	19 %
FUNC	0	
ECON	0	
DEPR	19	% GD 81
RCNLD	\$499,300	