

Key: 1135

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.144

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LAND

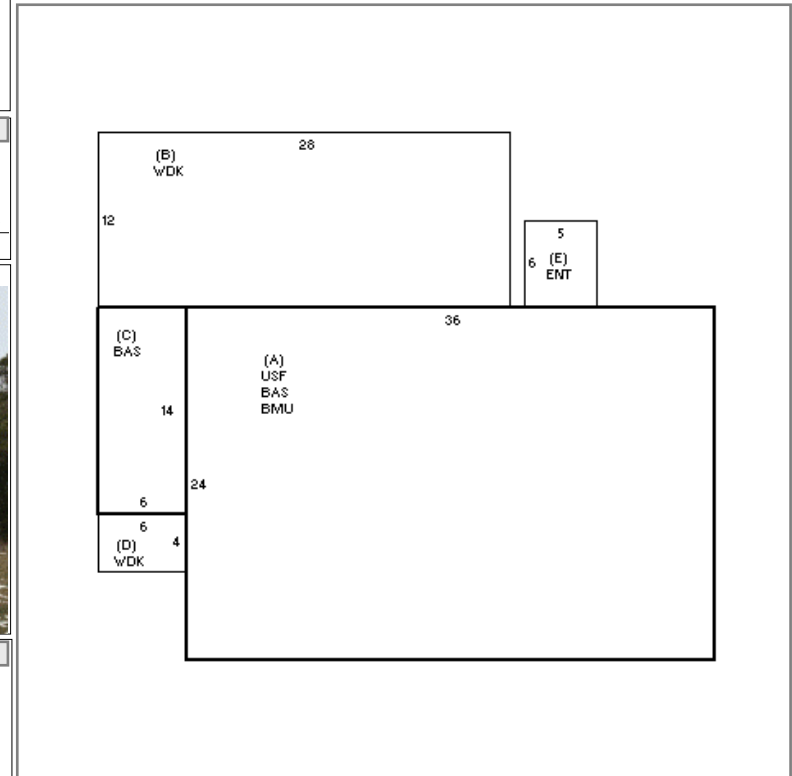
CURRENT OWNER				PARCEL ID				LOCATION				
WHITE MARIANNE R 54 WINSTON AVE BUZZARDS BAY, MA 02532				6.0-215-0				54 WINSTON AVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WHITE MARIANNE R				07/31/2009	O	225,000	23935-326					
O'SULLIVAN KEVIN J				03/26/1992	QS	101,975	07939-00055					
GLADNEY JAMES S & RODERIC				02/12/1992	G	650,005	N/A-N/A					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,032 3	1.00	100	1.00	212,130	1.00	A	1.00	R05	0.90	194,790

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	%
13756	10/30/2013	12	CYCLICAL		07/02/2018	DB	100	100
11307	06/13/2011	3	WOODSTOVE		03/20/2018	TL	100	100
10555	09/20/2010	2	ALT/RENO	20,616	07/31/2013	JB	100	100
09606	11/16/2009	3	ADDITIONS	8,000	07/31/2013	JB	100	100
			ALT/RENO	13,000	04/23/2010	DB	100	100

LAND

TOTAL	40,032 SF	ZONING	2	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE	NOTE LBN is heated w 14' doors & ceiling height of 16'	LAND	194,800	191,600			
Infl1	AVG		BUILDING	348,500	308,400			
N_Index	AVG		DETACHED	36,100	34,500			
			OTHER	0	0			
			TOTAL	579,400	534,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90		100	16.90	1,500
LBN	E	1.90	10 0.90		1,500	25.65	34,600



DET
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BUILDING	CD	ADJ	DESC	MEASURE	3/20/2018	TL
MODEL	1		RESIDENTIAL	LIST	3/20/2018	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/2/2018	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1991	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	362,998
NET AREA	1,812	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	864		40.22	34,749	CONDITION ELEM	CD
\$NLA(RCN)	\$200	OVERALL	1.040	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	864	1991	218.71	188,969	EXTERIOR	G
				ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	864	1991	118.73	102,583	INTERIOR	G
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	360		23.56	8,482	KITCHEN	G
				FLOOR COVER	2	SOFTWOOD	1.02	C	BAS	L	BASE AREA	84	2010	218.72	18,372	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	E	ENT	N	ENCLOSED ENTRY	30		93.23	2,797	HEAT	U
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	3		2,348.87	7,047	ELECT	U
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 2015 / 7													
				COND 4 4 %													
				FUNC 0													
				ECON 0													
				DEPR 4 % GD 96													
				RCNLD \$348,500													