Key: 1139

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.148

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BAUTISTA GEORGE 57 WINSTON AVE BOURNE, MA 02532	6.0-219-0	57 WINSTON AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BAUTISTA GEORGE	09/19/2001	QS	258,900	14244-168
KNOWLTON BARRY G	02/04/1993	D	36,900	8433-155

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	%
05618	09/07/2005	6	FENCE	700	04/13/2006	TL	100	100
930029	01/23/1993	1	NEW CONSTRUC	70,000	04/11/1994	DMB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,996	3 1.00	100 1.00	100 1.00	212,130	0.94	A 1.00	R05 0.90			200,390

TOTAL 1.010 Acres ZONING 2 FRNT 172

Nbhd	BDALE
Infl1	AVG
N_Index	AVG

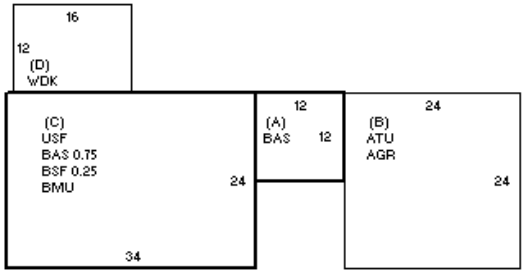
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	200,400	197,100
BUILDING	313,400	280,900
DETACHED	0	0
OTHER	0	0
TOTAL	**513,800**	**478,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/27/2018



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	2/27/2018	TL
LIST	2/27/2018	TL
REVIEW	7/2/2018	

YEAR BLT	1993	SIZE ADJ	1.010
NET AREA	1,572	DETAIL ADJ	1.000
$NLA(RCN)	$252	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	2	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	35	W/W-VINYL	1.00
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
+	BAS	L	BASE AREA	756	1993	227.09	171,677
B	AGR	N	ATT GARAGE	576		68.04	39,192
B	ATU	N	ATTIC UNF	576		46.53	26,801
C	BMU	N	BSMT UNFINISHED	816		40.14	32,757
C	BSF	N	BSMT SEMI-FIN	204		26.99	5,507
C	USF	L	UPPER STORY FIN	816	1993	118.51	96,706
D	WDK	N	WOOD DECK	192		38.51	7,394
	F21	O	FPL 2S 1OP	1		9,697.80	9,698
	FIX	O	XTRA FIXTURES	3		2,344.57	7,034

TOTAL RCN 396,765

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

EFF.YR/AGE 1998 / 24

COND	21	21 %	
FUNC	0		
ECON	0		
DEPR	21	% GD	79

RCNLD $313,400