Key: 115

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 112

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
STONEBAT LLC **100-1 DOMINO DRIVE** **CONCORD, MA 01742**	**2.3-19-1**	**23 INDIAN TRAIL**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
STONEBAT LLC	05/29/2015	F	1	28903-92
MARGRAF-TOOMEY CAROL	09/27/2004	F	1	19072-323
BATSTONE MARY TR OF	09/21/1993	H	99,900	08789-00033

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	%

LAND

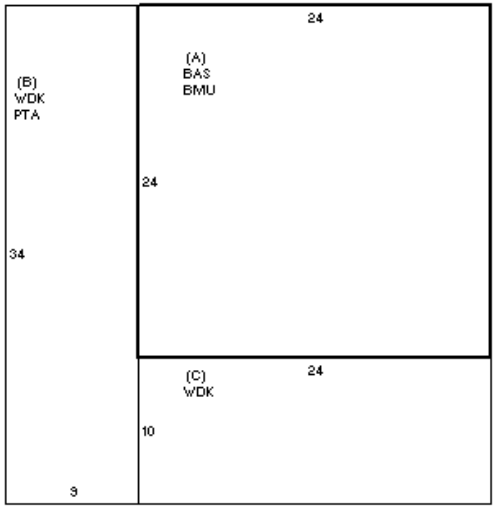
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,400	1 1.00	100 1.00	100 1.00	518,540	2.58	A 1.00	BA+ 2.20			380,780

TOTAL	12,415 SF	ZONING	1	FRNT	101

Nbhd	N SAG
Infl1	AVG
N_Index	AVG

NOTE: water view

ASSESSED	CURRENT	PREVIOUS
LAND	380,800	337,000
BUILDING	105,300	93,200
DETACHED	9,700	9,300
OTHER	0	0
TOTAL	**495,800**	**439,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	F 0.60	20 X 20		400	40.60	9,700

PHOTO 02/01/2011

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	0.70	COTTAGE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/20/2021	NMP
LIST	1/24/2011	TL
REVIEW	10/28/2016	DB

YEAR BLT	1966	SIZE ADJ	1.020
NET AREA	576	DETAIL ADJ	1.000
$NLA(RCN)	$247	OVERALL	0.740

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	2	1.00
BEDROOMS	1	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	1	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	576		34.74	20,013
A	BAS	L	BASE AREA	576	1966	163.90	94,404
B	PTA	N	PATIO	306		10.26	3,141
+	WDK	N	WOOD DECK	546		16.12	8,803
	BMF	N	BSMT FINISH	288		44.10	12,702
	FIX	O	XTRA FIXTURES	2		1,607.35	3,215

TOTAL RCN	142,278

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

EFF.YR/AGE	1993 / 29	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$105,300