Key: 1286

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1,293

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ISIKGOZ SERCAN 14 HIGH RIDGE DR BOURNE, MA 02532	7.0-97-0	3 MEADOWLARK LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ISIKGOZ SERCAN	09/14/2021	U	283,000	34470-79
SOUZA FRANCES M	12/13/2017	F		30960-332
SOUZA JOSEPH E &	08/25/1989	QS	165,000	6857-217

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	%
16776	09/13/2016	15	INSULATE/WEA	3,059			100	100
09306	07/09/2009	3	ALT/RENO	5,600	08/20/2009	TL	100	100
348089	06/13/1989	6	FENCE	1,200	12/08/1989	RMD	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,402	1 1.00	100 1.00	100 1.00	259,270	1.68	A 1.00	R04 1.10			204,200

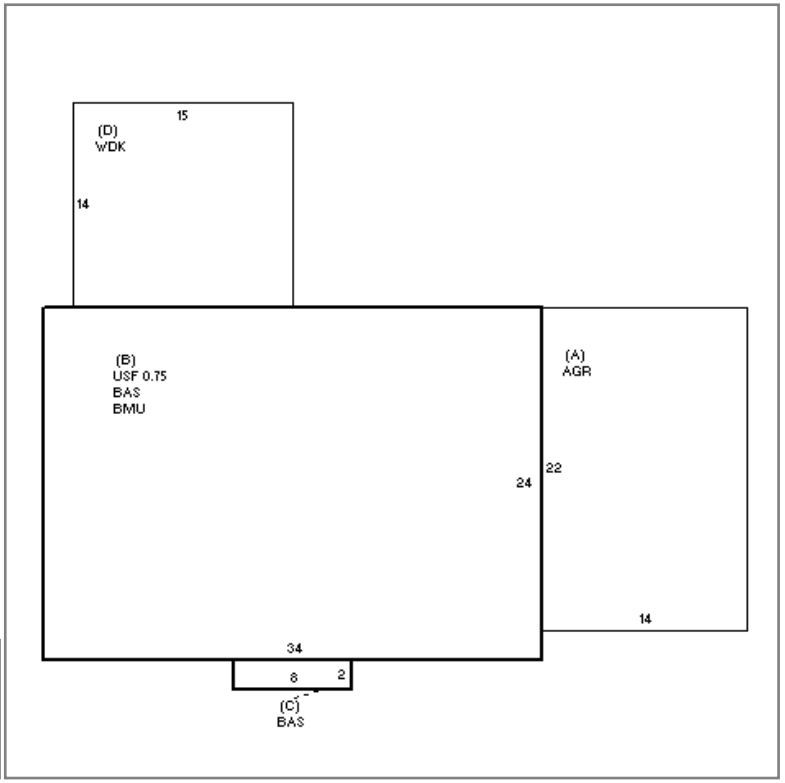
TOTAL	20,386 SF	ZONING	1	FRNT	162
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	204,200	180,700
BUILDING	283,600	250,900
DETACHED	0	0
OTHER	0	0
TOTAL	**487,800**	**431,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/30/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/22/2021	NMP
LIST	11/29/2016	EST
REVIEW		

YEAR BLT	1989	SIZE ADJ	1.015
NET AREA	1,444	DETAIL ADJ	1.000
$NLA(RCN)	$249	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	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	1	HARDWOOD	1.02
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	AGR	N	ATT GARAGE	308		82.57	25,431
B	BMU	N	BSMT UNFINISHED	816		43.14	35,200
B	USF	L	UPPER STORY FIN	612	1989	128.63	78,722
+	BAS	L	BASE AREA	832	1989	234.59	195,179
D	WDK	N	WOOD DECK	210		30.64	6,434
	F21	O	FPL 2S 1OP	1		10,420.90	10,421
	FIX	O	XTRA FIXTURES	3		2,519.37	7,558

TOTAL RCN	358,944

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		$283,600