Key: 1297

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.304

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BRODIN GUNNAR E & CHARLENE A **TRS BRODIN FAMILY TRUST** **18 FIELDWOOD DR** **SAGAMORE BEACH, MA 02562**	**7.0-108-0**	**18 FIELDWOOD DR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BRODIN GUNNAR E & CHARLEN	07/06/2015	F	100	(206745)
BRODIN GUNNAR E ETUX	09/23/2003	QS	425,000	(170642)
CIOFFI PAUL J	07/29/2003	F	100	(169980)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

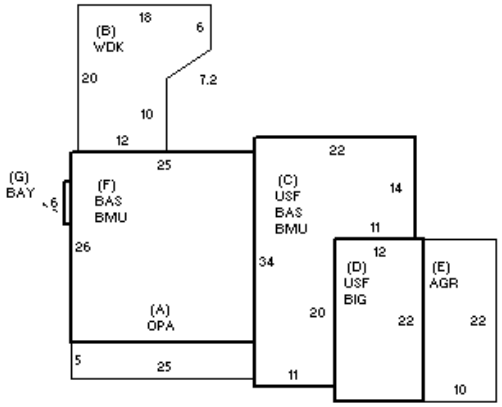
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18909	10/22/2018	15	INSULATE/WEA	4,060			100	100
980690	11/23/1998	1	NEW CONSTRUC	100,000	09/10/1999	MWS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,080	1 1.00	100 1.00	100 1.00	259,270	1.23	A 1.00	R04 1.10			220,910

TOTAL	30,100 SF	ZONING	1	FRNT	188
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	220,900	195,500
BUILDING	410,100	362,900
DETACHED	0	0
OTHER	0	0
TOTAL	**631,000**	**558,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8 X 10			0.00	

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/14/2021	NMP
LIST	10/22/2018	EST
REVIEW	10/22/2018	TL

YEAR BLT	1998	SIZE ADJ	1.010
NET AREA	1,976	DETAIL ADJ	1.000
$NLA(RCN)	$253	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	2	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	125		79.32	9,915
B	WDK	N	WOOD DECK	288		29.94	8,622
+	BMU	N	BSMT UNFINISHED	1,178		42.15	49,655
+	BAS	L	BASE AREA	1,178	1998	221.90	261,401
+	USF	L	UPPER STORY FIN	792	1998	125.69	99,547
D	BIG	N	BUILT-IN GARAGE	264		102.35	27,020
E	AGR	N	ATT GARAGE	220		80.68	17,750
G	BAY	L	BAYWINDOW	6	1998	209.42	1,257
	F21	O	FPL 2S 1OP	1		10,182.70	10,183
	FIX	O	XTRA FIXTURES	6		2,461.78	14,771

TOTAL RCN	500,118

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$410,100