

Key: 1472

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.475

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
SWINAMER STEPHEN E & C/O SWINAMER STEPHEN E TRS 4 NANTUCKET LANE SAGAMORE BEACH, MA 02562				7.3-49-0				4 NANTUCKET LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SWINAMER STEPHEN E TRS				05/17/2023	F		1 (232931)				
SWINAMER STEPHEN E &				08/13/1987	QS	164,900	(111811)				

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	17,250	1	1.00	100	1.00	100	1.00	259,270	1.94	A	1.00	R04	1.10			198,760

TOTAL	17,250 SF	ZONING	1	FRNT	115	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	198,800	175,900			
Infl1	AVG		BUILDING	269,000	238,100			
N_Index	AVG		DETACHED	8,100	7,700			
			OTHER	0	0			
			TOTAL	475,900	421,700			

DETACHED

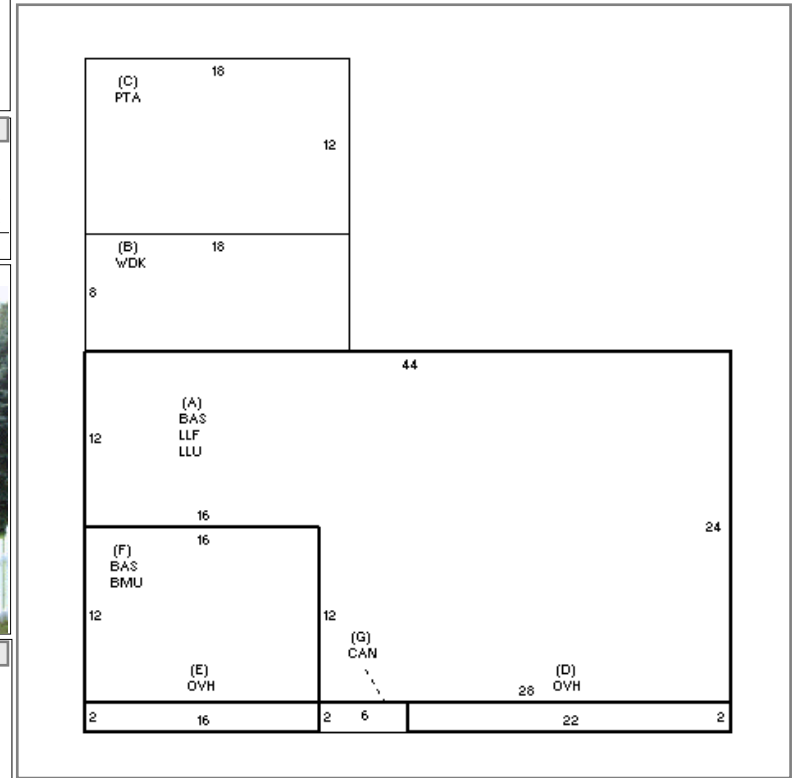
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	50 0.50		544	29.72	8,100
SHF	A	1.00	50 0.50 EST			0.00	



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/22/2021	NMP
MODEL	1		RESIDENTIAL	LIST	4/26/2011	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	4/26/2011	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1973	SIZE ADJ	1.010
NET AREA	1,996	DETAIL ADJ	1.000
\$NLA(RCN)	\$175	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES	7	1.00	
ROOMS	7	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	65	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	LLU	N	LOWER LEVEL UNF	864		34.30	29,636
A	LLF	L	LOWER LEVEL FIN	864	1973	58.38	50,436
+	BAS	L	BASE AREA	1,056	1973	205.52	217,028
B	WDK	N	WOOD DECK	144		42.30	6,092
C	PTA	N	PATIO	216		14.56	3,144
+	OVH	L	OVERHANG	76	1973	193.89	14,736
F	BMU	N	BSMT UNFINISHED	192		65.72	12,618
G	CAN	N	CANOPY	12		16.59	199
F11	O		FPL 1S 1OP	1		8,584.10	8,584
FIX	O		XTRA FIXTURES	3		2,280.03	6,840

TOTAL RCN	349,313
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$269,000