Key: 1640

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.639

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COGGESHALL STUART E & TINA COGGESHALL 18 SHEFFIELD PLACE MASHPEE, MA 02649	7.4-91-0	30 SACHEM DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COGGESHALL STUART E &	09/24/2004	QS	275,000	19066-309
HAWKINS KEVIN M	12/16/2002	F	1	16081-336
HAWKINS MARY ELLEN TR OF	05/31/1995	QS	103,000	10822-231

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	12,670	1 1.00	100 1.00	100 1.00	259,270	2.53	A 1.00	R04 1.10			190,850

TOTAL	12,676 SF	ZONING	1	FRNT	108

Nbhd	N SAG
Infl1	AVG
N_Index	AVG

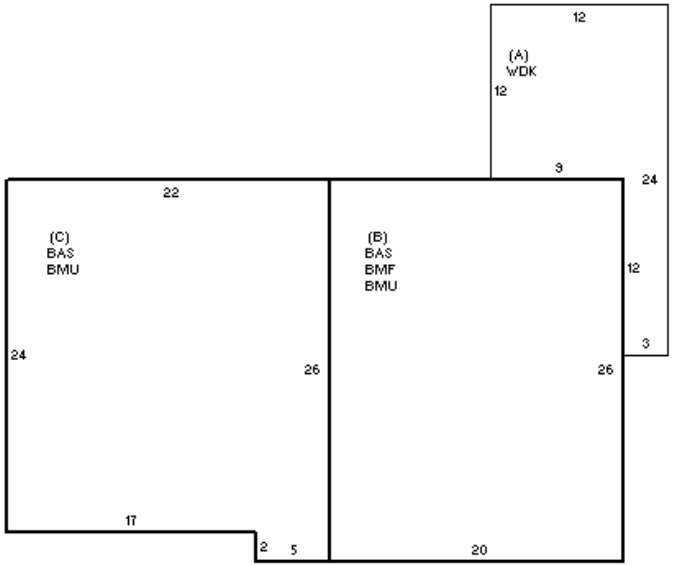
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	190,900	168,900
BUILDING	221,300	195,800
DETACHED	1,400	1,400
OTHER	0	0
TOTAL	**413,600**	**366,100**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	10 X 18		180	15.95	1,400

PHOTO 07/11/2008



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/6/2022	NMP
LIST	6/25/2008	JH
REVIEW	7/21/2008	ER

YEAR BLT	1975	SIZE ADJ	1.015
NET AREA	1,058	DETAIL ADJ	1.000
$NLA(RCN)	$265	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	50	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	4	VINYL	1.00
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	WDK	N	WOOD DECK	180		35.15	6,327
+	BMU	N	BSMT UNFINISHED	1,058		36.64	38,767
B	BMF	N	BSMT FINISH	520		44.03	22,894
+	BAS	L	BASE AREA	1,058	1975	192.90	204,085
	F11	O	FPL 1S 1OP	1		8,056.90	8,057

TOTAL RCN	280,129

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

EFF.YR/AGE	1998 / 24	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD		$221,300