

Key: 17938

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.371

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
FARIA CATHRYN R 24 SHORE RD BOURNE, MA 02532				24.3-96-0				24 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FARIA CATHRYN R				12/17/2021	A	130,000	34757-246				
FARIA ABRAM A & CATHRYN R				09/24/2019	H	500,000	32322-75				
ROSE ELIZABETH				12/17/2015	F	100	29340-263				

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	%
B-22-92	06/09/2022	3	ALT/RENO	40,000	04/19/2023	SL	100	100
13411	09/25/2015	1	NEW CONSTRUC	341,000	09/07/2017	BC	100	100

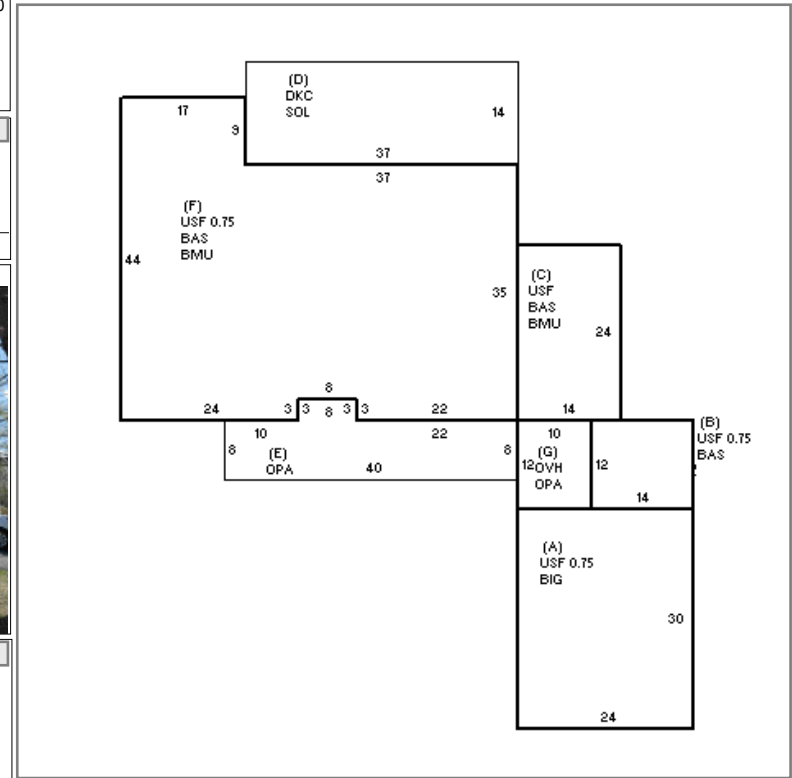
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	6	1.00	100	1.00	100	1.00	294,625	1.00	A	1.00	R07	1.25		270,490
300	A	0.031	6	1.00	100	1.00	100	1.00	20,375	1.00	A	1.00	R07	1.25		630

TOTAL	41,334 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE				LAND	271,100	240,000
Infl1	AVG		LAND	1,037,700	857,400	BUILDING	0	0
N_Index	AVG		DETACHED	0	0	OTHER	0	0
			TOTAL	1,308,800	1,097,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	4/19/2023	SL
MODEL	1		RESIDENTIAL	LIST	9/25/2015	SW
STYLE	4	1.05	CAPE [100%]	REVIEW	4/19/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	2013	SIZE ADJ	0.975
NET AREA	5,159	DETAIL ADJ	1.000
\$NLA(RCN)	\$210	OVERALL	1.140

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	5	1.00
BATHROOMS	4	1.00
FIXTURES	21	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	15	VINYL 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	BIG	N	BUILT-IN GARAGE	720		86.07	61,971
A	USF	L	UPPER STORY FIN	540	2022	101.12	54,603
+	BAS	L	BASE AREA	2,523	2013	191.91	484,195
+	USF	L	UPPER STORY FIN	1,976	2013	101.12	199,804
+	BMU	N	BSMT UNFINISHED	2,355		33.53	78,975
D	SOL	N	SOLARIUM	518		100.65	52,136
D	DKC	N	DECK-COMPOSITE	518		73.28	37,959
+	OPA	N	OPEN PORCH	464		68.68	31,869
G	OVH	L	OVERHANG	120	2013	211.36	25,363
	FIX	O	XTRA FIXTURES	16		2,485.43	39,767
	JAC	O	JACUZZI	1		14,331.70	14,332

TOTAL RCN	1,080,973
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2015 / 7
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96

RCNLD	\$1,037,700
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