

Key: 2064

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.074

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CURRENT OWNER				PARCEL ID				LOCATION			
CHAMNEY ERICA V PO BOX 655 SAGAMORE, MA 02561				11.4-117-0				55 ADAMS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHAMNEY ERICA V				06/30/2021	U	260,000	34261-175				
MCCARTHY KEVIN J TR				10/29/2012	F	100	26803-341				
MCCARTHY KEVIN				03/05/2010	T	200,000	24400-285				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
08657	11/24/2008	3	ALT/RENO	1,400	01/16/2009	JB	100	100

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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,796 2	1.00	100	1.00	212,130	3.52	A	1.00	R04	0.90	150,690

TOTAL	8,799 SF	ZONING	1	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	150,700	133,400			
Infl1	AVG		BUILDING	243,100	215,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	393,800	348,500				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/18/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/18/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/18/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1915	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	368,357				
NET AREA	1,632	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		45.67	37,265	CONDITION ELEM	CD				
\$NLA(RCN)	\$226	OVERALL	1.240	EXT COVER	7	STUCCO	1.20	A	BAS	L	BASE AREA	816	1915	248.36	202,658	EXTERIOR	F				
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	816	1915	134.82	110,015	INTERIOR	F				
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	EPA	N	ENCLOSED PORCH	76		101.99	7,751	KITCHEN	F				
				FLOOR COVER	2	SOFTWOOD	1.02		FIX	O	XTRA FIXTURES	4		2,666.98	10,668	BATHS	F				
				INT. FINISH	1	PLASTER	1.00									HEAT	O				
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A				
				FUEL SOURCE	1	OIL	1.00														
				USE	0		1.00														
																		EFF.YR/AGE	1985 / 37		
																		COND	34 34 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	34	% GD	66
																		RCNLD	\$243,100		

