

Key: 2108

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.119

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ROCHE PATRICK M ETUX LORI A ROCHE 25 WILLISTON RD SAGAMORE BEACH, MA 02562				12.1-26-2				25 WILLISTON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROCHE PATRICK M ETUX				08/09/2002	P	110,000	15458-149				
BANDA MARTHA JANE				09/22/1987	XX		5952-201				


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	%
14856	10/09/2014	15	INSULATE/WEA	1,300			100	100
	05/03/2007	9	DECK	1,500	07/31/2009	DB	100	100
03030	01/24/2003	6	FENCE	4,000	01/02/2004	TL	100	100
02510	08/05/2002	1	NEW CONSTRUC	100,000	03/03/2003	TL	100	100
		13	OTHER				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,146 1	1.00	100	1.00	100	1.00					215,850
						259,270	1.34	A	1.00	R04	1.10	

TOTAL	27,138 SF	ZONING	1	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	215,900	191,000
Infl1	AVG		LAND	264,000	233,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	479,900	424,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/03/2003
									

BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	NMP
MODEL	1		RESIDENTIAL	LIST	3/3/2003	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	3/3/2003	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2002	SIZE ADJ	1.010
NET AREA	1,512	DETAIL ADJ	1.000
\$NLA(RCN)	\$205	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		1.00
BEDROOMS	3		1.00
BATHROOMS	1		1.00
FIXTURES	7		1.00
GARAGE CAPACITY	0		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	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		38.67	33,412
A	BAS	L	BASE AREA	864	2002	210.30	181,701
A	USF	L	UPPER STORY FIN	648	2002	115.31	74,722
B	WDK	N	WOOD DECK	240		27.47	6,592
C	OPA	N	OPEN PORCH	132		72.76	9,605
	FIX	O	XTRA FIXTURES	2		2,258.35	4,517

TOTAL RCN	310,548	
CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT		A
ELECT		A
EFF.YR/AGE	2004 / 18	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85
RCNLD	\$264,000	

