

Key: 2209

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.220

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
CUSACK JAMES ETUX CAROLE CUSACK 4 MARIA AVE SAGAMORE BEACH, MA 02562				12.2-2-0				4 MARIA AVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CUSACK JAMES ETUX				06/19/2015	QS	640,000	28953-14					
GALIBOIS ROBERT J II &				06/21/2005	QS	662,500	19959-44					
MURRAY ADAM				05/23/2002	P	150,000	15189-265					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	1	1.00	100	1.00	100	1.00	R04	1.10		238,030
300	A	0.035	1	1.00	100	1.00	100	1.00	R04	1.10		630

TOTAL	41,513 SF	ZONING	1	FRNT	300	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE 234' frontage on Scusset Beach Rd	LAND	238,700	211,200			
Infl1	AVG		BUILDING	699,400	618,800			
N_Index	AVG		DETACHED	34,100	32,400			
			OTHER	0	0			
			TOTAL	972,200	862,400			

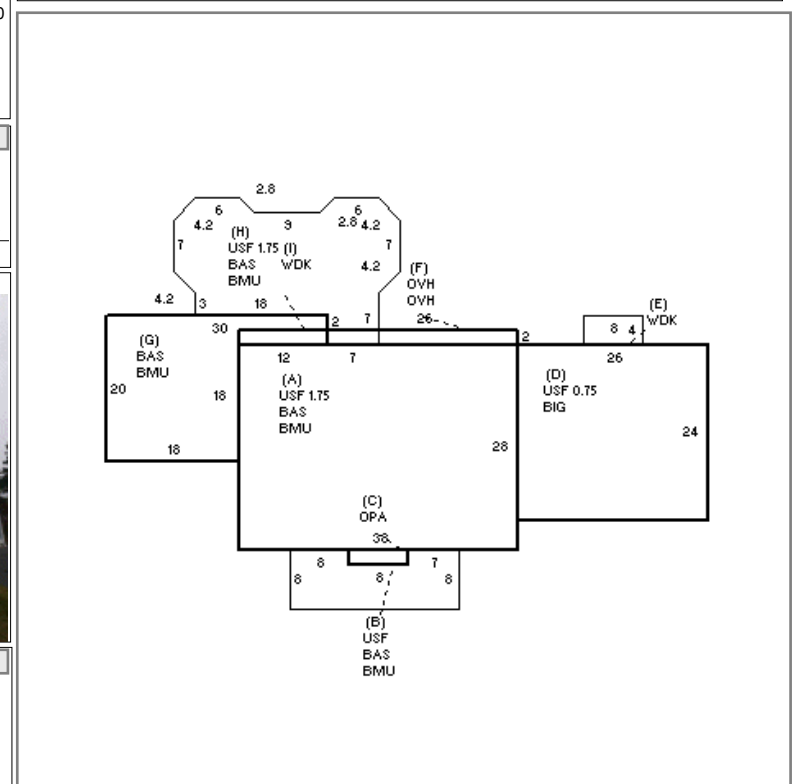
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	V	1.30	10 0.90	18 X 34	2015	612 33.92	18,700
CAB	S	3.00	10 0.90	12 X 20	2016	240 71.10	15,400



BUILDING	CD	ADJ	DESC	MEASURE	7/21/2021	NMP
MODEL	1		RESIDENTIAL	LIST	1/20/2017	BC
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/8/2019	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2002	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	3,980	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$202	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	2.75	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
ROOMS	11	1.00		FLOOR COVER	1	HARDWOOD	1.02
BEDROOMS	6	1.00		INT. FINISH	2	DRYWALL	1.00
BATHROOMS	3	1.00		HEATING/COOLING	9	WARM-COOL AIR	1.03
FIXTURES	18	1.00		FUEL SOURCE	2	GAS	1.00
GARAGE CAPACITY	2	1.00		USE	0		1.00
% BSMT FINISH	61	1.00					
# OF HALF BATHS	1	1.00					
# OF UNITS	1	1.00					

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 %
19125	02/21/2019	3	ALT/RENO	3,516			100 100
16069	02/02/2016	4	DETACH.STRUC	16,000	01/20/2017	BC	100 100
15912	10/14/2015	8	POOL	26,000	01/20/2017	BC	100 100
06104	02/14/2006	3	ALT/RENO	8,500	01/21/2009	TL	100 100
02521	08/07/2002	8	POOL	25,000	04/28/2004	TL	100 100



S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,488		37.22	55,390
+	BAS	L	BASE AREA	1,488	2002	213.77	318,085
+	USF	L	UPPER STORY FIN	2,388	2002	100.96	241,081
C	OPA	N	OPEN PORCH	168		76.16	12,794
D	BIG	N	BUILT-IN GARAGE	624		85.93	53,623
+	WDK	N	WOOD DECK	498		24.89	12,395
F	OVH	L	OVERHANG	104	2002	211.02	21,946
	BMF	N	BSMT FINISH	915		40.44	37,007
	FIX	O	XTRA FIXTURES	12		2,481.46	29,778
	GFP	O	GAS FIREPLACE	1		7,457.50	7,458
	JAC	O	JACUZZI	1		14,309.00	14,309

TOTAL RCN	803,864
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2006 / 16
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$699,400