Key: 2235

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2,247

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BANVILLE THOMAS E & MARY-JANE TRS BANVILLE FAMILY LIVING TR PO BOX 627 SAGAMORE, MA 02561	12.3-25-0	900 SANDWICH RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BANVILLE THOMAS E & MARY-	05/10/2021	A	210,000	34097-117
BANVILLE ROBERT B	10/04/1991	D	65,000	7705-20

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

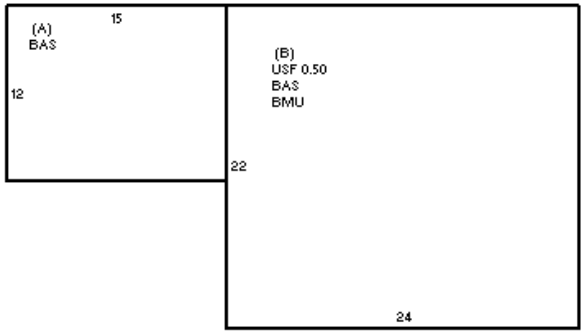
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-518	07/28/2021	15	INSULATE/WEA	5,491			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,500	2 1.00	100 1.00	100 1.00	212,130	3.63	A 1.00	R06 0.90			150,270

TOTAL	8,494 SF	ZONING	1	FRNT	88
Nbhd	S SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	150,300	133,000
BUILDING	183,200	148,100
DETACHED	0	0
OTHER	0	0
TOTAL	333,500	281,100



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L 0.90	50 0.50	6X8			0.00	

PHOTO 01/17/2023

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	9	1.20	ANTIQUE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/17/2023	SL
LIST	1/17/2023	EST
REVIEW	5/4/2023	RP

YEAR BLT	1880	SIZE ADJ	1.020
NET AREA	972	DETAIL ADJ	1.000
$NLA(RCN)	$269	OVERALL	1.260

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	7	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	1	WOOD 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	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	708	1880	265.10	187,692
B	BMU	N	BSMT UNFINISHED	528		59.16	31,236
B	USF	L	UPPER STORY FIN	264	1880	141.42	37,334
	FIX	O	XTRA FIXTURES	2		2,736.85	5,474

TOTAL RCN	261,735

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

EFF.YR/AGE	1989 / 33	
COND	30	30 %
FUNC	0	
ECON	0	
DEPR	30	% GD 70
RCNLD		$183,200