

Key: 2243

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.255

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MALLARD RICHARD T ETUX CHRISTINA L MALLARD PO BOX 176 SAGAMORE, MA 02561				12.3-36-0				35 OAK ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MALLARD RICHARD T ETUX				12/03/2003	QS	307,500	17994-77				
ANDERSON PAUL F &				05/14/1996	QS	105,000	10199-274				
LONG TIMOTHY E &				03/10/1988	QS	125,000	N/A-N/A				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-613	09/02/2021	15	INSULATE/WEA	1,868			100	100
EXB-21-478	07/20/2021	3	ALT/RENO	19,305			100	100
15987	10/27/2015	10	WOODSTOVE	500			100	100
02150	03/25/2002	2	ADDITIONS	20,000	02/26/2003	TL	100	100
200256	04/28/2000	3	ALT/RENO	500	02/26/2003	TL	100	100

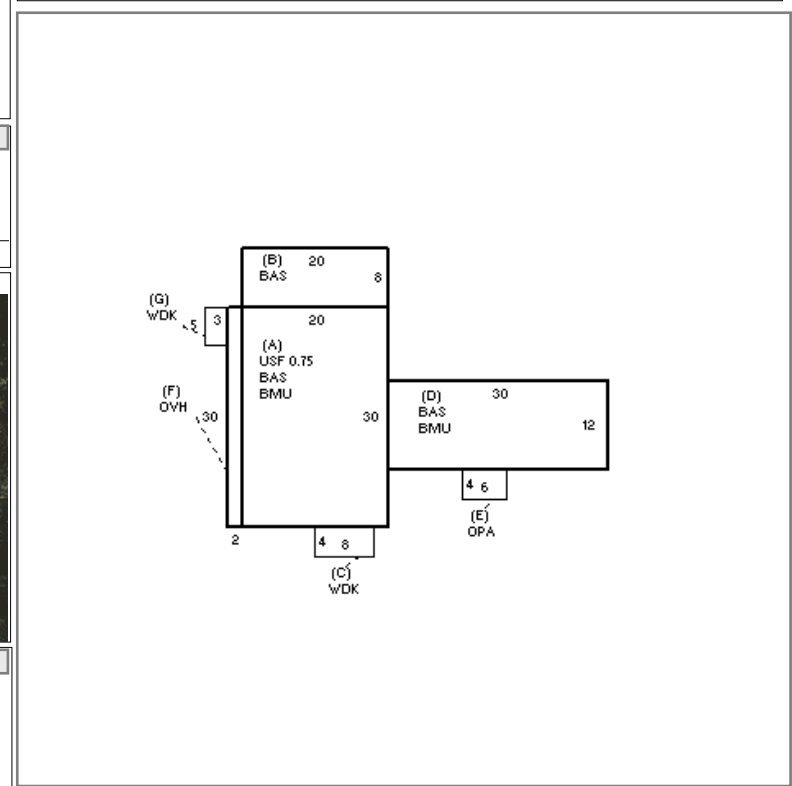
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	22,777	2	1.00	100	1.00	100	1.00	212,130	1.54	A	1.00	R06	0.90			170,430

TOTAL	22,782 SF	ZONING	1	FRNT	180	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	N O T E 118' frontage on Commonwealth Ave 6-2019 chng to 109 per BC.	LAND	170,400	150,800			
Infl1	AVG		BUILDING	296,300	262,200			
N_Index	AVG		DETACHED	1,900	1,800			
			OTHER	30,900	27,400			
			<b>TOTAL</b>	<b>499,500</b>	<b>442,200</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 16		128	16.42	1,900



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/17/2019	RP
MODEL	1		RESIDENTIAL	LIST	7/17/2019	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	7/17/2019	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,630	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	960		39.04	37,477
\$NLA(RCN)	\$239	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	450	1900	117.80	53,011
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,120	1900	205.52	230,181
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	47		67.86	3,189
				FLOOR COVER	1	HARDWOOD	1.02	E	OPA	N	OPEN PORCH	24		101.80	2,443
				INT. FINISH	2	DRYWALL	1.00	F	OVH	L	OVERHANG	60	1900	193.89	11,633
				HEATING/COOLING	2	HOT WATER	1.02		BMF	N	BSMT FINISH	960		37.16	35,672
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		9,430.90	9,431
				USE	0		1.00		FIX	O	XTRA FIXTURES	3		2,280.03	6,840

TOTAL RCN	389,878
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$296,300

Key: 2243

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.256

LEGALS

CURRENT OWNER						PARCEL ID				LOCATION			
MALLARD RICHARD T ETUX CHRISTINA L MALLARD PO BOX 176 SAGAMORE, MA 02561						12.3-36-0				35 OAK ST			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	30,900	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/15/2019



(A) BAS

6

(B) WDK

8

24

12

BUILDING	CD	ADJ	DESC	MEASURE	7/17/2019	RP
MODEL	1		RESIDENTIAL	LIST	7/17/2019	EST
STYLE	18	0.65	CABIN [100%]	REVIEW	7/17/2019	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	288	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	288	1900	134.63	38,772
\$NLA(RCN)	\$141	OVERALL	0.620	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	48		39.31	1,887
				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	7	FL/WALL UNIT	0.98								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

BUILDING

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	2	1.00
BEDROOMS	1	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

BLDG COMMENTS
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TOTAL RCN	40,659	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$30,900	