

Key: 2293

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.306

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CASEY THOMAS & PAULA PO BOX 737 SAGAMORE, MA 02561				12.3-88-0				57 PLEASANT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CASEY THOMAS & PAULA				05/08/2018	F	10	31254-27				
CASEY CALLAN M				05/08/2018	F	10	31254-24				
CASEY THOMAS ETUX				11/30/2015	N	316,000	29300-306				

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 %
16519	06/20/2016	3	ALT/RENO	40,000	04/20/2018	TL	100 100
16330	04/28/2016	2	ADDITIONS	165,000	04/20/2018	TL	100 100
16271	04/19/2016	3	ALT/RENO	24,517	04/20/2018	TL	100 100
16054	02/01/2016	15	INSULATE/WEA	1,500			100 100
0000	04/01/2015	13	OTHER		04/01/2015	DB	100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	2	1.00	100	1.00	100	1.00	388,905	1.00	A	1.00	CEX	1.65	357,050
300	A	0.182	2	1.00	100	1.00	100	1.00	26,895	1.00	A	1.00	CEX	1.65	4,890

DETACHED

TOTAL	1.100 Acres		ZONING	1	FRNT	95	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG		NOTE	LAND	361,900	320,300	LAND	492,800	436,100
Infl1	AVG			BUILDING	12,000	13,400	DETACHED	0	0
N_Index	AVG			OTHER	0	0	TOTAL	866,700	769,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
IPG	G	1.20	50 0.50	16 X 32	2000	512	35.66	9,100
SHF	A	1.00	10 0.90	10 X 20		200	15.95	2,900

PHOTO 04/20/2018



BUILDING	CD	ADJ	DESC	MEASURE	4/20/2018	TL
MODEL	1		RESIDENTIAL	LIST	4/20/2018	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	2/27/2019	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1915	SIZE ADJ	1.005
NET AREA	2,144	DETAIL ADJ	1.000
\$NLA(RCN)	\$250	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES	2.5	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	10	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	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	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
A	OPA	N	OPEN PORCH	208		65.83	13,692
+	BMU	N	BSMT UNFINISHED	1,360		35.73	48,598
+	BAS	L	BASE AREA	1,360	1915	210.27	285,967
B	USF	L	UPPER STORY FIN	784	1915	121.63	95,354
B	ATF	N	ATTIC FINISH	784		68.62	53,796
D	DKC	N	DECK-COMPOSITE	70		70.23	4,916
E	PTA	N	PATIO	288		15.21	4,380
F21	O	FPL	2S 10P	1		9,853.40	9,853
FIX	O	XTRA	FIXTURES	5		2,382.10	11,911
GFP	O	GAS	FIREPLACE	1		7,158.80	7,159

TOTAL RCN	535,627
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$492,800

