Key: 2323

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2,350

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HURST SUSAN E TRS HURST FAMILY TRUST PO BOX 208 SAGAMORE, MA 02561	12.3-118-0	990 SANDWICH RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HURST SUSAN E TRS	06/24/2021	F	1	34236-107
HURST RICHARD S JR &	02/26/1988	QS	117,000	6151-268

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	%
		3	ALT/RENO		02/16/2023	SL	100	100

LAND

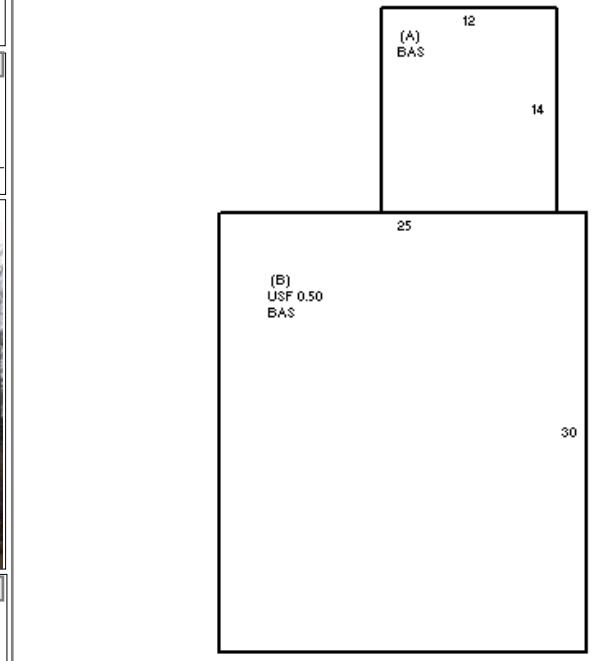
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,568	2 1.00	100 1.00	100 1.00	212,130	1.40	A 1.00	R06 0.90			174,370

TOTAL	25,570 SF	ZONING	1	FRNT	125

Nbhd	S SAG
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	174,400	154,300
BUILDING	226,000	192,700
DETACHED	0	0
OTHER	0	0
TOTAL	**400,400**	**347,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	80 0.20	8X10			0.00	

PHOTO 02/16/2023

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	2/16/2023	SL
LIST	2/16/2023	EST
REVIEW	9/20/2023	RP

YEAR BLT	1750	SIZE ADJ	1.015
NET AREA	1,293	DETAIL ADJ	1.000
$NLA(RCN)	$230	OVERALL	1.220

CAPACITY	UNITS	ADJ
STORIES	1.75	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	3	FOUN. WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	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
+	BAS	L	BASE AREA	918	1750	245.56	225,425
B	USF	L	UPPER STORY FIN	375	1750	136.25	51,095
	CPC	O	CAPE CELLAR	1		4,675.80	4,676
	F21	O	FPL 2S 1OP	1		10,908.20	10,908
	FIX	O	XTRA FIXTURES	2		2,636.95	5,274

TOTAL RCN 297,378

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 $226,000