Key: 278

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 275

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FITZMAURICE PAUL S &	3.0-153-0	2 WINSTON AVE
CATHERINE M FITZMAURICE		
2 WINSTON AVE		
BUZZARDS BAY, MA 02532-2370		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FITZMAURICE PAUL S &	04/30/1992	QS	103,190	07996-00134

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

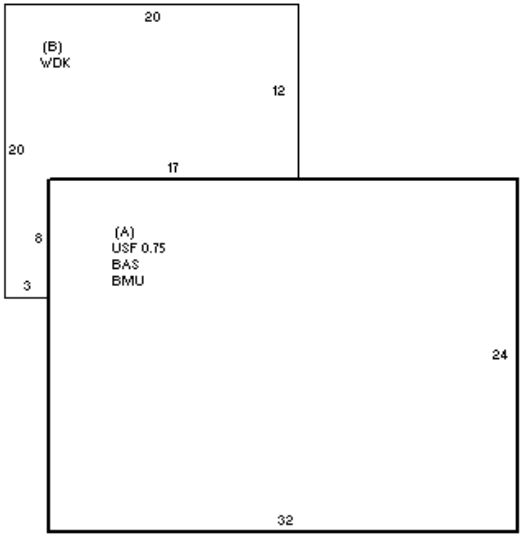
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		12	CYCLICAL		01/12/2018	TL	100	100
910626	12/05/1991	1	NEW CONSTRUC	26,000	07/16/1993	CP	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,095	3 1.00	100 1.00	100 1.00	212,130	1.70	A 1.00	R05 0.90			166,640

TOTAL	20,081 SF	ZONING	2	FRNT	141
Nbhd	BDALE	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	166,600	163,900
BUILDING	236,300	209,100
DETACHED	2,100	2,000
OTHER	0	0
TOTAL	**405,000**	**375,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	10 X 12		140	16.42	2,100

PHOTO 01/22/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/12/2018	TL
LIST	1/12/2018	TL
REVIEW		

YEAR BLT	1991	SIZE ADJ	1.015
NET AREA	1,344	DETAIL ADJ	1.000
$NLA(RCN)	$223	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	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	35	W/W-VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		50.93	39,112
A	BAS	L	BASE AREA	768	1991	228.21	175,266
A	USF	L	UPPER STORY FIN	576	1991	121.74	70,119
B	WDK	N	WOOD DECK	264		28.65	7,564
	FIX	O	XTRA FIXTURES	3		2,356.17	7,069

TOTAL RCN	299,130

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

EFF.YR/AGE	1998 / 24	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD		$236,300