

Key: 2909

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.946

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
SPANO FRANCIS R JR 21 SETTLERS WAY BOURNE, MA 02532				15.0-119-0				21 SETTLERS WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
SPANO FRANCIS R JR				12/14/2012	QS	439,900	26949-315					
PILGRIM PINES LD LLC				12/14/2012	B	15,459	26949-313					
HEBB BRIAN E TR OF				10/23/2001	G	561,533	14354-99					

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 %
19564	06/28/2019	15	INSULATE/WEA	3,848			100 100
15533	07/06/2015	4	DETACH.STRUC	1,000	08/10/2016		100 100
12410	06/19/2012	1	NEW CONSTRUC	215,000	09/13/2013	DB	100 100

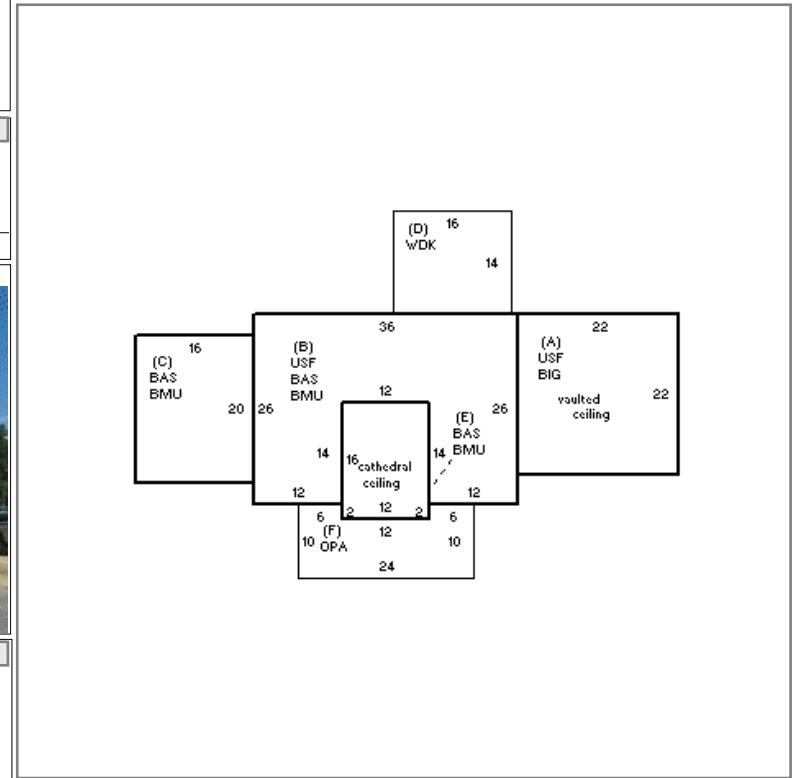
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,000	4	1.00	100	1.00	100	1.00	259,270	1.71	A	1.00	R07	1.10			203,510

TOTAL	20,000 SF	ZONING	1	FRNT	150	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	203,500	196,500
Infl1	AVG		BUILDING	517,800	485,100			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
						TOTAL	723,400	683,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	10 0.90	10 X 12	2015	120	19.71	2,100



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL	LIST	9/5/2013	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/5/2013	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2012	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,532	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	484		86.44	41,838
\$NLA(RCN)	\$218	OVERALL	1.050	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	1,252	2012	114.62	143,510
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,280		35.22	45,083
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,280	2012	207.25	265,280
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	224		28.55	6,396
				INT. FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	216		64.88	14,015
				HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	XTRA FIXTURES	6		2,347.95	14,088	
				FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE	1		7,056.00	7,056	
				USE	0		1.00	JAC	O	JACUZZI	1		13,538.70	13,539	

TOTAL RCN	550,805	CONDITION ELEM	CD
EXTERIOR			A
INTERIOR			A
KITCHEN			A
BATHS			A
HEAT			A
ELECT			A

EFF.YR/AGE	2013 / 9
COND	6 6 %
FUNC	0
ECON	0
DEPR	6 % GD 94
RCNLD	\$517,800