

Key: 2951

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.988

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
VACCA AARON C ETUX MICHAELA S VACCA 52 DESERET DR BOURNE, MA 02532				15.0-161-0				52 DESERET DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
VACCA AARON C ETUX				06/15/2015	QS	372,000	28941-222					
BROOKFIELD RELOCATION INC				06/15/2015	F	372,000	28941-216					
GARCEAU GARY R &				05/20/2005	QS	414,686	19842-216					

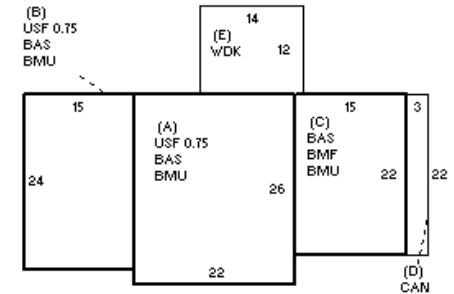
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17394	05/31/2017	14	SOLAR	10,000	02/28/2018	BC	100	100
04804	11/01/2004	1	NEW CONSTRUC	121,000	12/19/2005	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,000	4	1.00	100	1.00	100	1.00	259,270	1.87	A	1.00	R07	1.10			200,060

TOTAL	18,000 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	200,100	193,200
Infl1	AVG		BUILDING	412,700	369,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	612,800	562,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	12/19/2005
									

BUILDING	CD	ADJ	DESC	MEASURE	2/28/2018	BC
MODEL	1		RESIDENTIAL	LIST	2/28/2018	BC
STYLE	4	1.05	CAPE [100%]	REVIEW	8/8/2018	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2005	SIZE ADJ	1.010
NET AREA	1,961	DETAIL ADJ	1.000
\$NLA(RCN)	\$242	OVERALL	1.100

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	2	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	4	VINYL	1.00
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	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,262		37.27	47,031
+	BAS	L	BASE AREA	1,262	2005	219.29	276,744
+	USF	L	UPPER STORY FIN	699	2005	126.84	88,664
C	BMF	N	BSMT FINISH	330		68.16	22,493
D	CAN	N	CANOPY	66		15.36	1,014
E	WDK	N	WOOD DECK	168		40.80	6,855
	BMG	O	BSMT GARAGE	2		8,315.15	16,630
	FIX	O	XTRA FIXTURES	3		2,484.37	7,453
	GFP	O	GAS FIREPLACE	1		7,465.90	7,466

TOTAL RCN	474,349
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2006 / 16
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87

RCNLD	\$412,700
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