

Key: 3153

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.193

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|------------------|--|--|--|
| FORSBERG FREDERICK TR OF FORSBERG REALTY TR 1 COBBLESTONE DR BOURNE, MA 02532 | | | | 16.0-111-0 | | | | 1 COBBLESTONE DR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| FORSBERG FREDERICK TR OF | | | | 10/10/2008 | F | 1 | 23208-329 | | | | |
| FORSBERG FREDERICK E | | | | 09/20/2005 | F | 100 | 20274-74 | | | | |
| FORSBERG FREDERICK E & | | | | 02/02/2001 | QS | 244,900 | 13536-118 | | | | |

| 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 | % |
| 02126 | 03/14/2002 | 9 | DECK | 14,000 | 03/17/2003 | TL | 100 | 100 |
| 200604 | 09/26/2000 | 1 | NEW CONSTRUC | 126,500 | 12/11/2000 | TL | 100 | 100 |

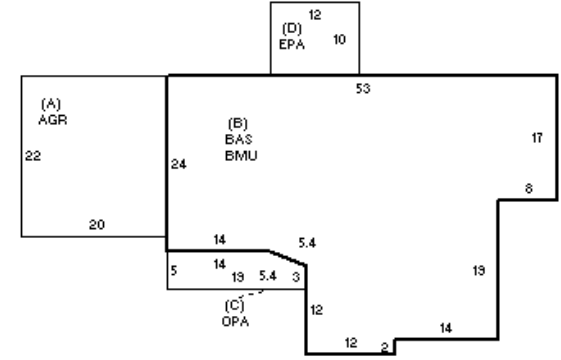
LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|----------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 21,513 4 | | 1.00 | 100 1.00 | 259,270 | 1.61 | A | 1.00 | R07 | 1.10 | 206,120 |

DETACHED

| TOTAL | 21,475 SF | ZONING | 1 | FRNT | 360 | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd | BBAY | NOTE | | | | LAND | 206,100 | 199,000 |
| Infl1 | AVG | | LAND | 318,500 | 285,300 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 524,600 | 484,300 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 7/18/2022 | SL |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 7/18/2022 | EST |
| STYLE | 1 | 0.95 | RANCH [100%] | REVIEW | 7/21/2022 | TL |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

G

| YEAR BLT | 2000 | SIZE ADJ | 1.010 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 383,751 | | | | | | | | | | | | | | | |
|----------------|-----------|------------|-------|---|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|-----------|---------|----------------|-----------|----------|------|----------|------|---------|---|-------|------|------|---|-------|----|---------|
| NET AREA | 1,557 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | AGR | N | ATT GARAGE | 440 | | 60.55 | 26,642 | | | | | | | | | | | | | | | | | |
| \$NLA(RCN) | \$246 | OVERALL | 0.970 | EXT COVER | 4 | VINYL | 1.00 | B | BMU | N | BSMT UNFINISHED | 1,557 | | 31.30 | 48,731 | | | | | | | | | | | | | | | | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | BAS | L | BASE AREA | 1,557 | 2000 | 179.73 | 279,840 | | | | | | | | | | | | | | | | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | C | OPA | N | OPEN PORCH | 90 | | 70.41 | 6,337 | | | | | | | | | | | | | | | | | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.02 | D | EPA | N | ENCLOSED PORCH | 120 | | 80.60 | 9,672 | | | | | | | | | | | | | | | | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | FIX | O | XTRA FIXTURES | 3 | | 2,086.43 | 6,259 | | | | | | | | | | | | | | | | | |
| | | | | HEATING/COOLING | 1 | FORCED AIR | 1.00 | | GFP | O | GAS FIREPLACE | 1 | | 6,270.10 | 6,270 | | | | | | | | | | | | | | | | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | <table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td>A</td> </tr> <tr> <td>INTERIOR</td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td>A</td> </tr> <tr> <td>BATHS</td> <td>A</td> </tr> <tr> <td>HEAT</td> <td>A</td> </tr> <tr> <td>ELECT</td> <td>A</td> </tr> </tbody> </table> | | | | | | | | | | | | | | CONDITION ELEM | CD | EXTERIOR | A | INTERIOR | A | KITCHEN | A | BATHS | A | HEAT | A | ELECT | A | |
| CONDITION ELEM | CD | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| EXTERIOR | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| INTERIOR | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| KITCHEN | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| BATHS | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| HEAT | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| ELECT | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | <table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <th colspan="2">2002 / 20</th> </tr> </thead> <tbody> <tr> <td>COND</td> <td>17</td> <td>17 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>17</td> <td>% GD 83</td> </tr> </tbody> </table> | | | | | | | | | | | | | | EFF.YR/AGE | 2002 / 20 | | COND | 17 | 17 % | FUNC | 0 | | ECON | 0 | | DEPR | 17 | % GD 83 |
| EFF.YR/AGE | 2002 / 20 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| COND | 17 | 17 % | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FUNC | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| ECON | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| DEPR | 17 | % GD 83 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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