

Key: 3179

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.219

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PRETE EDWARD M C/O RYAN SANDRA T PO BOX 42 SAGAMORE, MA 02561				17.2-11-0				81 ADAMS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RYAN SANDRA T PRETE EDWARD M				07/28/2023 09/16/1988	F XX		1 35913-247 6441-25				

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 %
17914	11/08/2017	3	ALT/RENO	4,141			100 100
15165	04/01/2015	15	INSULATE/WEA	5,500	05/05/2015		100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,850	2	1.00	100 1.00	212,130	1.80	A	1.00	R04	0.90	164,880

TOTAL	18,861 SF	ZONING	1	FRNT	130	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	164,900	145,900			
Infl1	AVG		BUILDING	270,800	239,600			
N_Index	AVG		DETACHED	8,800	8,400			
			OTHER	0	0			
			TOTAL	444,500	393,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 F	0.60 14 X 22		308	40.60	7,500
SHF	L	0.90 F	0.60 12 X 12		144	14.78	1,300



BUILDING	CD	ADJ	DESC	MEASURE	9/1/2022	SL
MODEL	1		RESIDENTIAL	LIST	9/1/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/1/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1957	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	330,260		
NET AREA	1,328	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,328	1957	188.89	250,851	CONDITION ELEM	CD		
\$NLA(RCN)	\$249	OVERALL	0.990	EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	1,278		32.10	41,026	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	160		74.15	11,864	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	PTA	N	PATIO	1,038		13.66	14,183	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	F11	O	FPL 1S 10P	1		8,056.90	8,057	BATHS	G			
				INT. FINISH	1	PLASTER	1.00	FIX	O	XTRA FIXTURES	2		2,139.85	4,280	BATHS	G			
				HEATING/COOLING	2	HOT WATER	1.02								HEAT	A			
				FUEL SOURCE	1	OIL	1.00								ELECT	A			
				USE	0		1.00												
																		EFF.YR/AGE	2001 / 21
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$270,800