

Key: 3214

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.255

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BRODERICK MICHAEL P ETUX LISA A BRODERICK PO BOX 1720 SAGAMORE BEACH, MA 02562				17.2-47-0				12 HILL CREST DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BRODERICK MICHAEL P ETUX				01/17/2007	F	100	21703-9				
BRODERICK MICHAEL P & LIS				12/31/2003	F	1	18082-135				
BRODERICK MICHAEL P &				05/04/1998	QS	170,000	11404-30				

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	%
EXB-21-848	11/18/2021	3	ALT/RENO	26,502			100	100
EXB-21-182	03/16/2021	15	INSULATE/WEA	5,200			100	100
07123	03/26/2007	4	DETACH.STRUC	35,000	10/14/2009	JB	100	100
04031	01/26/2004	3	ALT/RENO	8,000	04/04/2005	TL	100	100
990188	04/26/1999	8	POOL	2,500	12/30/1999	MS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	29,988	2	1.00	100	1.00	100	1.00	1.00	R04	0.90	180,620

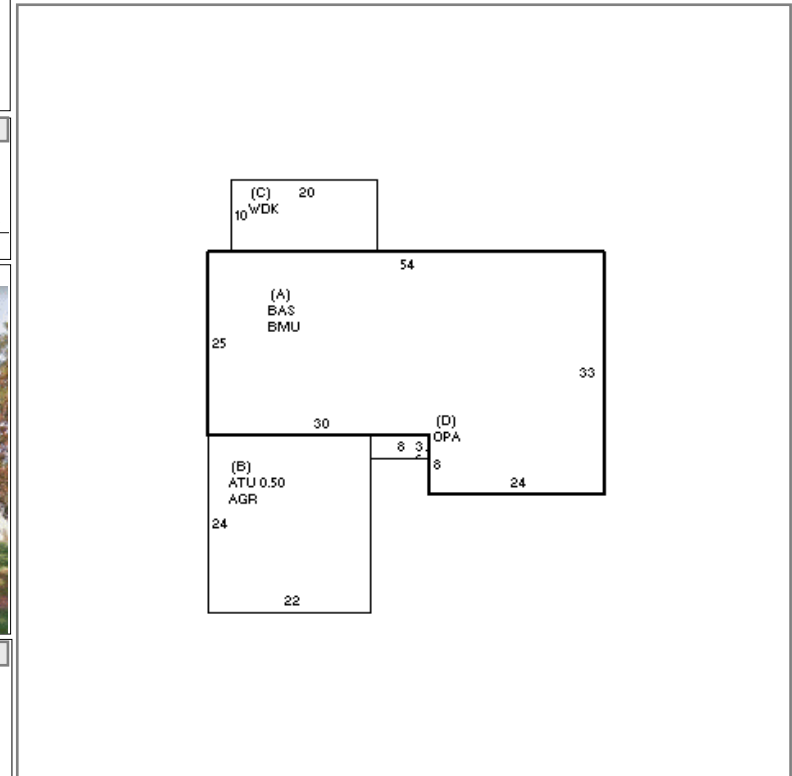
TOTAL	29,969 SF	ZONING	1	FRNT	94	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	180,600	159,900			
Infl1	AVG		BUILDING	379,000	339,300			
N_Index	AVG		DETACHED	55,400	81,600			
			OTHER	0	0			
			TOTAL	615,000	580,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 12 X 14	1999	168	15.95	2,400
APO	A	1.00	10 0.90 24 DIAM	1999		0.00	
WDK	A	1.00	10 0.90 12 X 12	1999	144	18.30	2,400
GFU	E	1.90	50 0.50 24 X 36	2007	1,296	78.09	50,600



BUILDING	CD	ADJ	DESC	MEASURE	3/21/2017	TL
MODEL	1		RESIDENTIAL	LIST	3/21/2017	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/4/2021	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1997	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	445.837
NET AREA	1,542	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,542		32.86	50,675		
\$NLA(RCN)	\$289	OVERALL	0.970	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,542	1997	188.72	291,002		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	528		63.58	33,569		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	ATU	N	ATTIC UNF	264		43.48	11,478		
				FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	200		35.98	7,196		
				INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	24		97.81	2,348		
				HEATING/COOLING	1	FORCED AIR	1.00	BMF	N	BSMT FINISH	771		45.07	34,750			
				FUEL SOURCE	1	OIL	1.00	F11	O	FPL 1S 1OP	1		8,248.00	8,248			
				USE	0		1.00	FIX	O	XTRA FIXTURES	3		2,190.77	6,572			



CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	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

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

EFF.YR/AGE	2004 / 18	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85

RCNLD	\$379,000
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