Key: 3341

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,383

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GRADY EILEEN P PO BOX 775 BUZZARDS BAY, MA 02532	19.2-31-0	5 LEWIS POINT WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GRADY EILEEN P	04/26/2004	H		(172312)
HINCKLEY EILEEN P	03/10/2004	H		(172312)
HINCKLEY H MICHAEL &	09/24/1996	QS	210,000	(142103)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

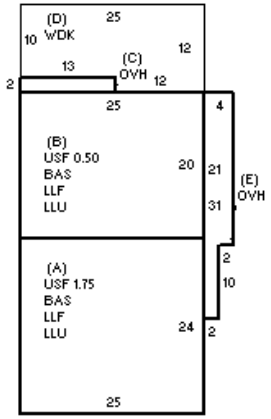
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-23-373	06/27/2023	6	FENCE	2,000			100	100
		3	ALT/RENO		07/07/2022	SL	100	100
20060	01/21/2020	15	INSULATE/WEA	2,774			100	100
910261	06/06/1991	4	DETACH.STRUC	2,000	03/01/1992	HS	100	100
2072	07/27/1988	1	NEW CONSTRUC	95,000	04/10/1990	PMR	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,648	4 1.00	100 1.00	100 1.00	388,905	1.67	A 1.00	BEX 1.65			306,940

TOTAL	20,647 SF	ZONING	1	FRNT	153
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	306,900	271,700
BUILDING	494,500	443,000
DETACHED	1,500	2,200
OTHER	0	0
TOTAL	**802,900**	**716,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	12 X 16		192	15.95	1,500

PHOTO 07/07/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.10	CONTEMPORARY [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/7/2022	SL
LIST	7/7/2022	EST
REVIEW	7/7/2022	SL

YEAR BLT	1988	SIZE ADJ	0.990
NET AREA	3,630	DETAIL ADJ	1.000
$NLA(RCN)	$166	OVERALL	1.160

CAPACITY	UNITS	ADJ
STORIES	2.75	1.00
ROOMS	9	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	14	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	100	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
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	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UNF	1,100		38.63	42,497
+	LLF	L	LOWER LEVEL FIN	1,100	1988	65.75	72,324
+	BAS	L	BASE AREA	1,100	1988	231.48	254,625
+	USF	L	UPPER STORY FIN	1,300	1988	125.37	162,976
+	OVH	L	OVERHANG	130	1988	218.37	28,389
D	WDK	N	WOOD DECK	274		31.23	8,557
	F21	O	FPL 2S 1OP	1		10,622.10	10,622
	FIX	O	XTRA FIXTURES	9		2,567.86	23,111

TOTAL RCN	603,099

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$494,500