Key: 343

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 340

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FISHER ANN E TRS A-FRAME REALTY TRUST c/o THOMAS J ANDERSON 93 ROUTE 6A SANDWICH, MA 02563	4.0-4-0	59 ALGONQUIN RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FISHER ANN E TRS	12/02/1996	A	155,000	(142854)

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-23-346	06/27/2023	15	INSULATE/WEA	800			100	100
		12	CYCLICAL		11/08/2017	BC	100	100
16590	07/13/2016	4	DETACH.STRUC		08/26/2016		100	100
10472	08/12/2010	4	DETACH.STRUC	3,500	01/26/2015	DB	100	100
900239	05/18/1990	3	ALT/RENO	3,000	11/01/1991	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,000	1 1.00	100 1.00	100 1.00	848,520	2.47	A 1.00	BVG 3.60			626,490

TOTAL	12,981 SF	ZONING	1	FRNT	192

Nbhd	N SAG
Infl1	AVG
N_Index	AVG

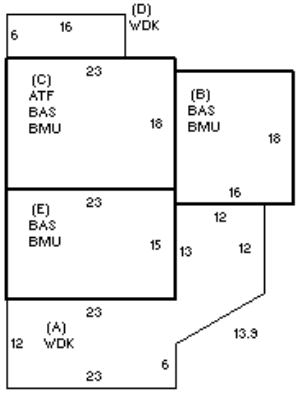
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	626,500	554,500
BUILDING	244,700	216,500
DETACHED	4,900	5,400
OTHER	0	0
TOTAL	**876,100**	**776,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8 X 24		192	15.95	1,500
SHF	E 1.90	10 0.90	10X12	2010	120	31.20	3,400

PHOTO 11/08/2017



BLDG COMMENTS

BUILDING

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

MEASURE	7/7/2021	NMP
LIST	11/8/2017	EST
REVIEW	11/8/2017	BC

YEAR BLT	1964	SIZE ADJ	1.015
NET AREA	1,047	DETAIL ADJ	1.000
$NLA(RCN)	$307	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	WDK	N	WOOD DECK	558		24.28	13,550
+	BMU	N	BSMT UNFINISHED	1,047		41.45	43,402
+	BAS	L	BASE AREA	702	1964	218.23	153,195
C	ATF	N	ATTIC FINISH	414		70.57	29,216
E	BAS	L	BASE AREA	345	1964	218.23	75,288
	FIX	O	XTRA FIXTURES	3		2,421.00	7,263

TOTAL RCN	321,913

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

EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$244,700