

Key: 3474

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.517

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MCGARRY JAMES P & BARBARA MCGARRY TR MCGARRY LIV TR 43 CLEVELAND AVENUE SAYVILLE, NY 11782-1322				19.3-28-0				54 RIP VAN WINKLE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCGARRY JAMES P & BARBARA				05/22/2012	F	100	26353-288				
MCGARRY JAMES P ETUX				06/28/2002	QS	412,000	15319-7				
ZUROSKY WALTER V JR				12/08/1999	A	10	12711-301				

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 %
06214	04/14/2006	3	ALT/RENO	34,000	07/26/2022	SL	100
		3	ALT/RENO		07/17/2020	TL	100
		2	ADDITIONS		09/15/2006	DB	100

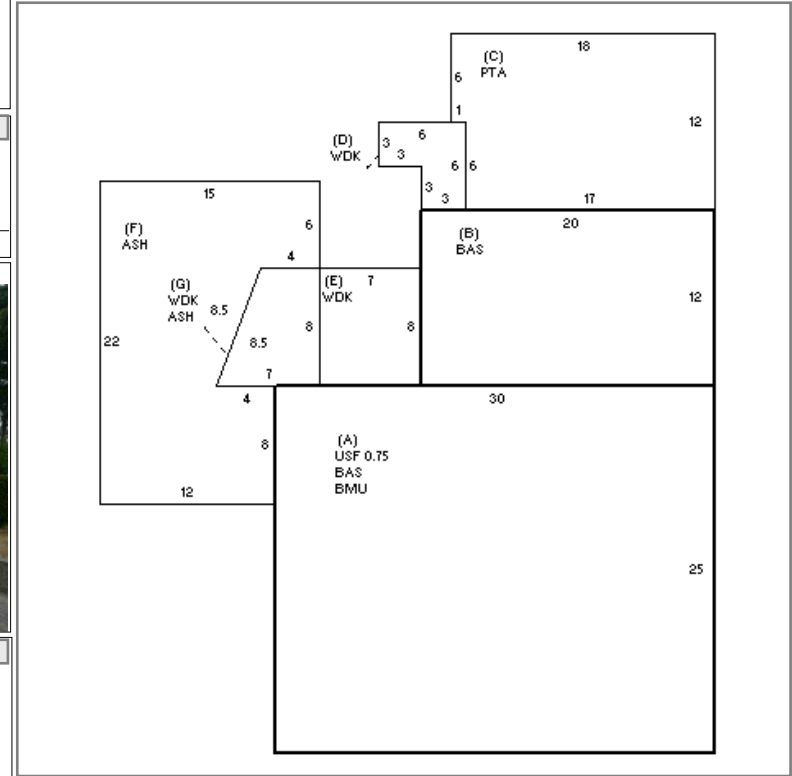
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,400 4		1.00	1.00	612,820	3.67	A	1.00	BSP	2.60	433,690

TOTAL	8,407 SF	ZONING	1	FRNT	65	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	433,700	369,100			
Infl1	AVG		BUILDING	284,100	251,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				717,800	620,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 A	0.75 6X10			0.00	



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/26/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/26/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	7/26/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1940	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	355,142		
NET AREA	1,553	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	750		50.68	38,006	CONDITION ELEM	CD		
\$NLA(RCN)	\$229	OVERALL	1.090	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	750	1940	218.31	163,735	EXTERIOR	G		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	563	1940	121.13	68,199	INTERIOR	A	
STORIES	1.75	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	240	2006	218.31	52,395	KITCHEN	A			
ROOMS	5	1.00	FLOOR COVER	1	HARDWOOD	1.02	C	PTA	N	PATIO	210		14.97	3,143	BATHS	A			
BEDROOMS	2	1.00	INT. FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	127		43.51	5,525	HEAT	A			
BATHROOMS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02	F	ASH	N	ATT SHED	262		23.67	6,203	ELECT	A			
FIXTURES	8	1.00	FUEL SOURCE	1	OIL	1.00	G	ASH	N	ATT SHED	44		27.37	1,204					
GARAGE CAPACITY	1	1.00	USE	0		1.00		F21	O	FPL 2S 1OP	1		9,697.80	9,698					
% BSMT FINISH	0	1.00						FIX	O	XTRA FIXTURES	3		2,344.57	7,034					
# OF HALF BATHS	0	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	1999 / 23		
																COND	20 20 %		
																FUNC	0		
																ECON	0		
																DEPR	20	% GD	80
																RCNLD	\$284,100		