

Key: 3561

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.612

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CABRAL ANTONIO C ETUX FAIMA F CABRAL 8 FUYATT STREET HUDSON, MA 01749				19.3-127-0				19 CROWS NEST DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CABRAL ANTONIO C ETUX				02/05/2010	O	195,000	(190681)				
CLEMONS CYNTHIA E TR OF				04/19/2002	QS	195,000	(164938)				
TIRRELL ROD E &				01/01/1987	QS	108,000	900-22				

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	%
12457	07/05/2012	3	ALT/RENO	2,000			100	100
10333	06/14/2010	4	DETACH.STRUC	14,000	03/03/2011	TL	100	100
08426	08/11/2008	4	DETACH.STRUC	767	03/03/2011	TL	100	100
02516	08/07/2002	3	ALT/RENO	600	05/21/2003	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	15,000	4	1.00	100	1.00	100	1.00	235,700	2.18	A	1.00	R03	1.00				177,160

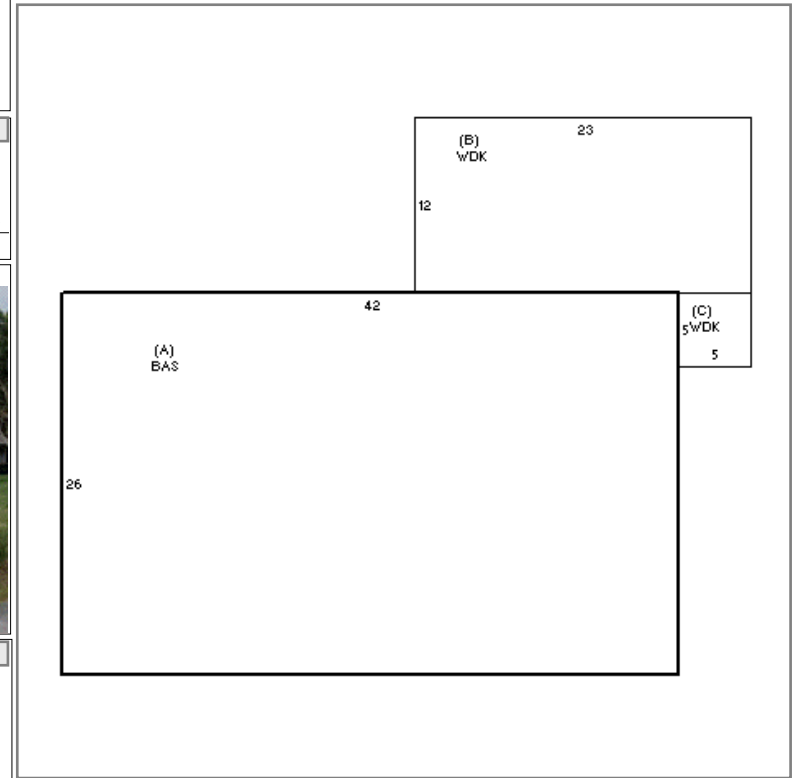
TOTAL	14,985 SF	ZONING	1	FRNT	73	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	177,200	156,800			
Infl1	AVG		BUILDING	164,900	146,000			
N_Index	AVG		DETACHED	20,600	19,700			
			OTHER	0	0			
			TOTAL	362,700	322,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	10 X 12	120	16.42	1,800
DGF	A	1.00	10 0.90	24 X 24	576	36.34	18,800

PHOTO 10/04/2021



BUILDING	CD	ADJ	DESC	MEASURE	10/30/2016	DB
MODEL	1		RESIDENTIAL	LIST	10/30/2016	EST
STYLE	1	0.95	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1970	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	206.139			
NET AREA	1,092	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,092	1970	183.15	200,005	CONDITION ELEM	CD			
\$NLA(RCN)	\$189	OVERALL	0.940	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	301		20.38	6,134			EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00											INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00											KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.02											BATHS	G	
				INT. FINISH	2	DRYWALL	1.00											HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00											ELECT	A	
				FUEL SOURCE	2	GAS	1.00											EFF.YR/AGE		1999 / 23
				USE	0		1.00											COND	20	20 %
																	FUNC	0		
																	ECON	0		
																	DEPR	20	% GD 80	
																	RCNLD		\$164,900	

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00