

Key: 3778

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.830

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HOFFMANN FRANCES & CARLA MARIA SHARROW 162 OLD MAIN ST SOUTH YARMOUTH, MA 02664				19.4-164-0				30 ST MARGARETS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOFFMANN FRANCES & HOFFMAN FRANCES & LAINE RAYMOND A JR & LISA				05/12/2021	F	1	34105-63				
				05/03/2021	QS	364,000	34071-339				
				04/23/2018	F	100	31218-47				

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-23-739	11/09/2023	15	INSULATE/WEA	16,003			100 100
E-23-666	09/18/2023	3	ALT/RENO	2,500			0 0

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	4	1.00	100	1.00	100	1.00	235,700	1.00	A	1.00	R02	1.00	216,390
300	A	0.015	4	1.00	100	1.00	100	1.00	16,300	1.00	A	1.00	R02	1.00	240

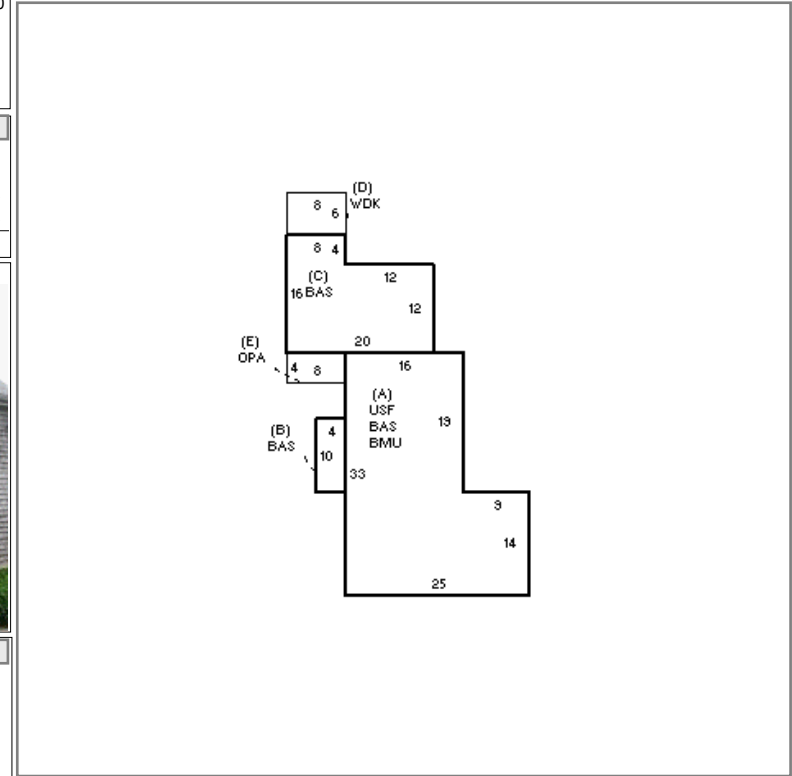
TOTAL	40,641 SF	ZONING	1	FRNT	157	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	216,600	153,400
Infl1	AVG		BUILDING	249,200	220,500			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
						TOTAL	467,600	375,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 12 X 12		144	16.42	1,800



BUILDING	CD	ADJ	DESC	MEASURE	7/9/2015	TL
MODEL	1		RESIDENTIAL	LIST	9/15/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/15/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	654		49.28	32,229
EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	654	1900	116.41	76,133
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	966	1900	212.30	205,086
ROOF COVER	1	ASPH/COMP SHIN	1.00	D	WDK	N	WOOD DECK	48		67.87	3,258
FLOOR COVER	1	HARDWOOD	1.02	E	OPA	N	OPEN PORCH	32		87.22	2,791
INT. FINISH	1	PLASTER	1.00								
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	1	OIL	1.00								
USE	0		1.00								



YEAR BLT	1900	SIZE ADJ	1.010
NET AREA	1,620	DETAIL ADJ	1.000
\$NLA(RCN)	\$197	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

TOTAL RCN	319,497
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78

RCNLD	\$249,200
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