

Key: 4487

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.572

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION					
IARROBINO SCOTT ANDREW & ROBYN L IARROBINO				23.1-115-0				7 CENTRAL PL					
8 SHARON RD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
MIDDLEBORO, MA 02346				IARROBINO SCOTT ANDREW & DODGE CHRISTPHER E ETUX				08/17/2022	QS	456,000	35313-92		
				CHRISTENSEN RONALD P				07/07/2014	QS	217,000	28249-57		
								07/07/2014	F	28249-56			

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-23-173	03/29/2023	15	INSULATE/WEA	1,516				
18272	04/11/2018	3	ALT/RENO					
17209	04/05/2017	3	ALT/RENO	2,000	03/16/2018	TL	100	100
		12	CYCLICAL		06/10/2016	TL	100	100
14878	10/20/2014	15	INSULATE/WEA	700	02/27/2015	TL	100	100

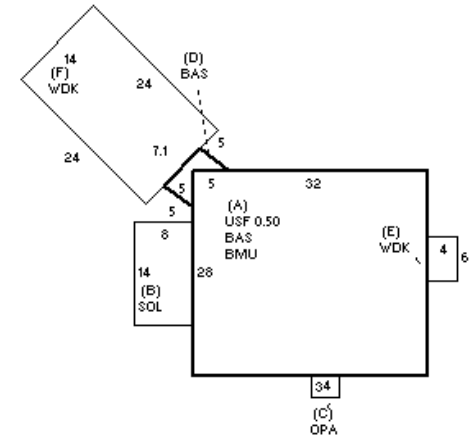
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	11,000	5	1.00	100	1.00	100	1.00	259,270	2.87	A	1.00	R07	1.10			187,970

DETACHED

TOTAL	11,021 SF	ZONING	1	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	TAY PT	NOTE				LAND	188,000	189,000
Infl1	AVG		BUILDING	253,700	224,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	441,700	413,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 8			0.00	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/23/2022	TL
MODEL	1		RESIDENTIAL	LIST	6/23/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	6/23/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.015
NET AREA	1,367	DETAIL ADJ	1.000
\$NLA(RCN)	\$232	OVERALL	1.090

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	896		40.34	36,148
EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	448	1950	121.74	54,538
ROOF SHAPE	1	GABLE	1.00	B	SOL	N	SOLARIUM	112		113.63	12,726
ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	12		105.19	1,262
FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	919	1950	219.39	201,623
INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	360		23.63	8,508
HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	1		2,356.50	2,357
FUEL SOURCE	2	GAS	1.00								
USE	0		1.00								

TOTAL RCN	317,162
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$253,700