

Key: 45

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 43

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CULLINAN THOMAS & PATRICIA R FURTADO PO BOX 1091 SAGAMORE BEACH, MA 02562-1091				1.4-29-0				18 VICKERSON AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CULLINAN THOMAS & PATRICIA R FURTADO				01/31/2001	F		13527-301				
CULLINAN THOMAS & KEENE ROY A TR				03/30/2000	QS	259,900	12914-189				
CULLINAN THOMAS & KEENE ROY A TR				06/15/1999	QS	69,900	12340-122				

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 %
10640	10/25/2010	4	DETACH.STRUC	2,000	08/06/2013	DB	100 100
990420	07/07/1999	1	NEW CONSTRUC	90,000	01/02/2001	EB	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	1	1.00	100	1.00	100	1.00	259,270	2.18	A	1.00	R04	1.10	194,880
300	A	0.726	1	1.00	100	1.00	100	1.00	17,930	1.00	OS	1.00	R04	1.10	13,020

TOTAL	14,985 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Map 1.4 Parcels 28, 28.1, 28.2 & 28.3=open space	LAND	207,900	184,000			
Infl1	AVG		BUILDING	415,400	372,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	623,300	556,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 12			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	1/19/2022	NMP
MODEL	1		RESIDENTIAL	LIST	11/2/2017	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,880	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$269	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02
				ROOF SHAPE	2	HIP	1.02
				ROOF COVER	1	ASPH/COMP SHIN	1.00
				FLOOR COVER	1	HARDWOOD	1.02
				INT. FINISH	2	DRYWALL	1.00
				HEATING/COOLING	10	HOT/COOL WATER	1.05
				FUEL SOURCE	2	GAS	1.00
				USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	764		54.19	41,398
A	BAS	L	BASE AREA	764	1999	242.81	185,510
+	USF	L	UPPER STORY FIN	1,116	1999	122.39	136,583
A	ATU	N	ATTIC UNF	764		49.17	37,563
B	BIG	N	BUILT-IN GARAGE	352		104.23	36,688
C	OPA	N	OPEN PORCH	132		80.77	10,662
D	WDK	N	WOOD DECK	144		46.51	6,698
	BMF	N	BSMT FINISH	456		51.58	23,518
	F21	O	FPL 2S 1OP	1		10,369.60	10,370
	FIX	O	XTRA FIXTURES	7		2,506.83	17,548

TOTAL RCN	506,538
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$415,400

