Key: 4708

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,803

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FAHERTY THOMAS E &	23.2-184-0	21 TAYLOR RD
STEPHANIE L FAHERTY		
21 TAYLOR RD		
BUZZARDS BAY, MA 02532		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FAHERTY THOMAS E &	05/31/2005	QS	397,000	()
DOOLEY KEVIN	04/18/2003	O	245,000	16772-128
PERRY HEIDI G	07/22/1997	QS	114,900	10861-36

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1040	100	TWO-FAMILY		1	1 of 1

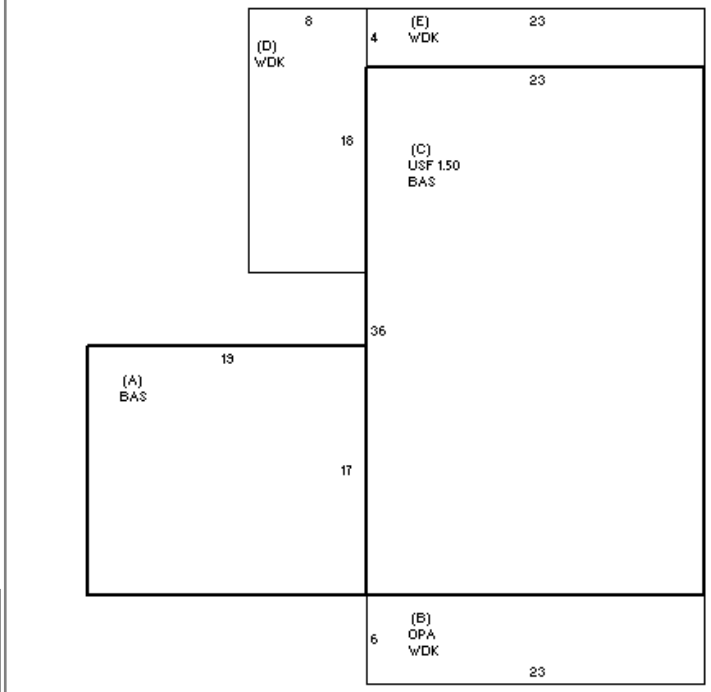
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17644	08/15/2017	14	SOLAR	24,000			100	100
12422	06/20/2012	3	ALT/RENO	14,464	12/04/2013	TL	100	100
03543	08/12/2003	6	FENCE	2,000	09/16/2003	TL	100	100
01094	03/01/2001	3	ALT/RENO	23,875	06/27/2002	TL	100	100
980296	06/05/1998	3	ALT/RENO	1,400	01/13/1999	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,870	5 1.00	100 1.00	100 1.00	259,270	2.34	A 1.00	R07 1.10			192,930

TOTAL	13,852 SF	ZONING	1	FRNT	0
Nbhd	TAY PT	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	192,900	194,000
BUILDING	299,600	265,100
DETACHED	0	0
OTHER	0	0
TOTAL	**492,500**	**459,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 05/13/2014

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/4/2013	TL
LIST	12/4/2013	TL
REVIEW	3/25/2014	JB

YEAR BLT	1911	SIZE ADJ	1.005
NET AREA	2,393	DETAIL ADJ	1.000
$NLA(RCN)	$165	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	9	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	13	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	2	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,151	1911	196.78	226,499
+	WDK	N	WOOD DECK	374		21.90	8,190
B	OPA	N	OPEN PORCH	138		70.34	9,707
C	USF	L	UPPER STORY FIN	1,242	1911	106.58	132,369
	FIX	O	XTRA FIXTURES	8		2,183.08	17,465

TOTAL RCN	394,229

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD		$299,600