Key: 4721

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,814

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FERREIRA MARGARET MB TRS JAMES FERREIRA SR FAM IRREV TR 250 WEBSTER AVE APT 2 CAMBRIDGE, MA 02141	23.3-10-0	8 SALT WORKS LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FERREIRA MARGARET MB TRS	03/28/2022	F	1	35005-201
FERREIRA JAMES	10/31/1991	QS	115,000	07735-00262

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	%

LAND

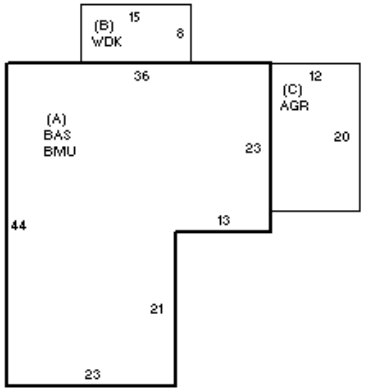
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,000	5 1.00	100 1.00	100 1.00	259,270	4.35	A 1.00	R07 1.10			181,070

TOTAL	7,013 SF	ZONING	1	FRNT	0

Nbhd	TAY PT
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	181,100	182,100
BUILDING	228,100	201,800
DETACHED	0	0
OTHER	0	0
TOTAL	**409,200**	**383,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/10/2017	TL
LIST	3/10/2017	EST
REVIEW	3/10/2017	TL

YEAR BLT	1950	SIZE ADJ	1.015
NET AREA	1,311	DETAIL ADJ	1.000
$NLA(RCN)	$249	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	13	HARDWOOD-W/W	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,311		32.10	42,085
A	BAS	L	BASE AREA	1,311	1950	188.89	247,639
B	WDK	N	WOOD DECK	120		39.71	4,765
C	AGR	N	ATT GARAGE	240		70.13	16,832
	F11	O	FPL 1S 1OP	1		8,056.90	8,057
	FIX	O	XTRA FIXTURES	3		2,140.00	6,420

TOTAL RCN	325,799

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

EFF.YR/AGE	1989 / 33	
COND	30	30 %
FUNC	0	
ECON	0	
DEPR	30	% GD 70
RCNLD		$228,100