

Key: 4756

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.849

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DOHERTY FRANCIS C/O DOHERTY FRANCIS W & LAUREN 57 ACADEMY DR BUZZARDS BAY, MA 02532				23.3-44-0				57 ACADEMY DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DOHERTY FRANCIS W & LAURE				07/05/2023	F	100	35875-112				
DOHERTY FRANCIS				10/14/2021	H	10	34568-209				
DOHERTY FRANCIS W ETUX				04/23/2010	QS	270,000	24506-191				

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	%
B-20-230	08/18/2020	3	ALT/RENO		05/05/2022	TL	0	0
18749	09/05/2018	9	DECK	4,500	12/30/2020	TL	100	100
17869	10/23/2017	3	ALT/RENO	5,242	01/05/2018	TL	100	100
13230	04/11/2013	3	ALT/RENO	800	08/06/2013	DB	100	100

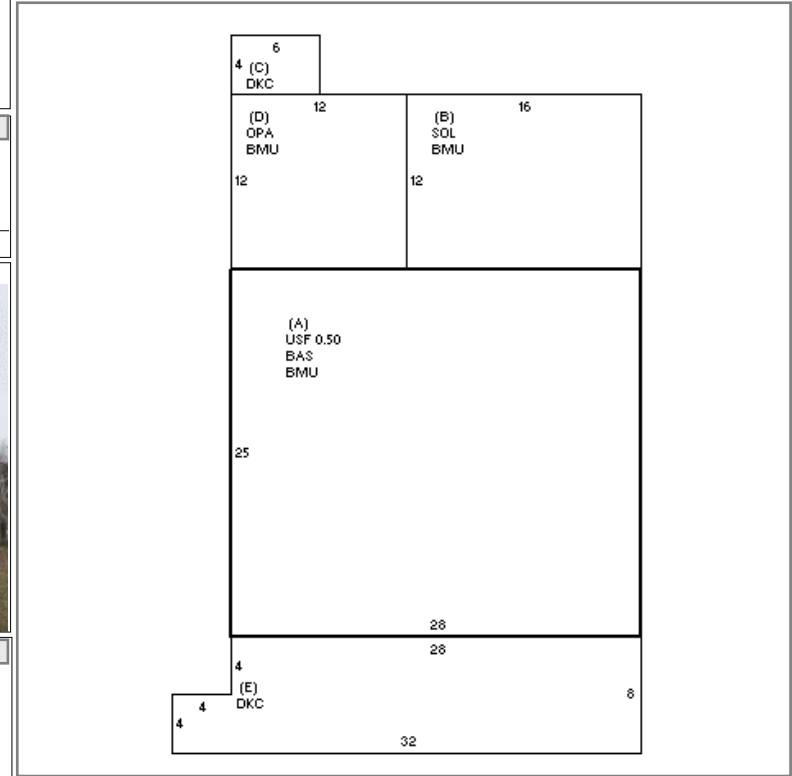
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	8,330	5	1.00	100	1.00	100	1.00	259,270	3.70	A	1.00	R07	1.10				183,360

TOTAL	8,320 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TAY PT	NOTE	LAND	183,400	184,400			
Infl1	AVG		BUILDING	254,300	225,000			
N_Index	AVG		DETACHED	3,400	3,200			
			OTHER	0	0			
TOTAL			441,100	412,600				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	
SHF	E	1.90	10 0.90	10 X 12	2012	120	31.20	3,400	01/12/2021



BUILDING	CD	ADJ	DESC	MEASURE	1/11/2021	TL
MODEL	1		RESIDENTIAL	LIST	1/11/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/5/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1939	SIZE ADJ	1.015
NET AREA	1,050	DETAIL ADJ	1.000
\$NLA(RCN)	\$295	OVERALL	1.080
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		9	1.00
GARAGE CAPACITY		0	1.00
% BSMT FINISH		0	1.00
# OF HALF BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,036		39.97	41,412
EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	700	1939	226.12	158,281
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	350	1939	120.62	42,216
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	SOL	N	SOLARIUM	192		105.06	20,172
FLOOR COVER	1	HARDWOOD	1.02	+	DKC	N	DECK-COMPOSITE	264		68.83	18,171
INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	144		75.21	10,831
HEATING/COOLING	14	PARTIAL HEAT	0.99	F21	O	FPL 2S 1OP		1		9,656.40	9,656
FUEL SOURCE	1	OIL	1.00	FIX	O	XTRA FIXTURES		4		2,334.35	9,337
USE	0		1.00								

TOTAL RCN	310,077
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$254,300