Key: 4799

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,913

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PLACE GEORGE I ETUX HARRIET L PLACE 43 JEFFERSON RD BOURNE, MA 02532	23.3-95-0	43 JEFFERSON RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PLACE GEORGE I ETUX	12/15/2011	QS	400,000	25923-347
HEAMAN DEBORAH TR OF	08/22/2006	F	100	21287-302
POOLE BRIAN J	08/14/2006	F	1	21266-215

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-20-180	07/08/2020	4	DETACH.STRUC	38,000	03/15/2021		100	100
13703	10/09/2013	3	ALT/RENO	350	12/30/2014	TL	100	100
13559	08/26/2013	3	ALT/RENO	500	12/30/2014	TL	100	100
13106	02/27/2013	3	ALT/RENO	1,750	12/30/2014	TL	100	100
12276	04/27/2012	3	ALT/RENO	1,500	12/30/2014	TL	100	100

LAND

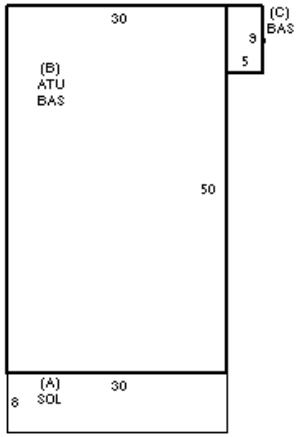
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,656	7 1.00	100 1.00	100 1.00	424,260	1.44	A 1.00	BGD 1.80			346,160

TOTAL	24,655 SF	ZONING	1	FRNT	0

Nbhd	GRAY GAB
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	346,200	306,400
BUILDING	332,500	294,300
DETACHED	45,900	43,700
OTHER	0	0
TOTAL	**724,600**	**644,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	A 0.75	11 X 26		286	46.93	10,100
DGF	E 1.90	10 0.90	24 X 24	2020	576	69.04	35,800

PHOTO 01/22/2015

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	12/30/2014	TL
LIST	3/15/2021	EST
REVIEW	3/15/2021	TL

YEAR BLT	1925	SIZE ADJ	1.010
NET AREA	1,545	DETAIL ADJ	1.000
$NLA(RCN)	$262	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
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	5	OTHER	1.00
HEATING/COOLING	4	STEAM	0.99
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	SOL	N	SOLARIUM	240		87.10	20,905
+	BAS	L	BASE AREA	1,545	1925	185.29	286,271
B	ATU	N	ATTIC UNF	1,500		40.34	60,503
	BMU	N	BSMT UNFINISHED	640		46.49	29,755
	F11	O	FPL 1S 1OP	1		8,098.20	8,098

TOTAL RCN	405,532

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$332,500