

Key: 5025

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.154

LEGAL

LAND

DETACHED

BUILDING

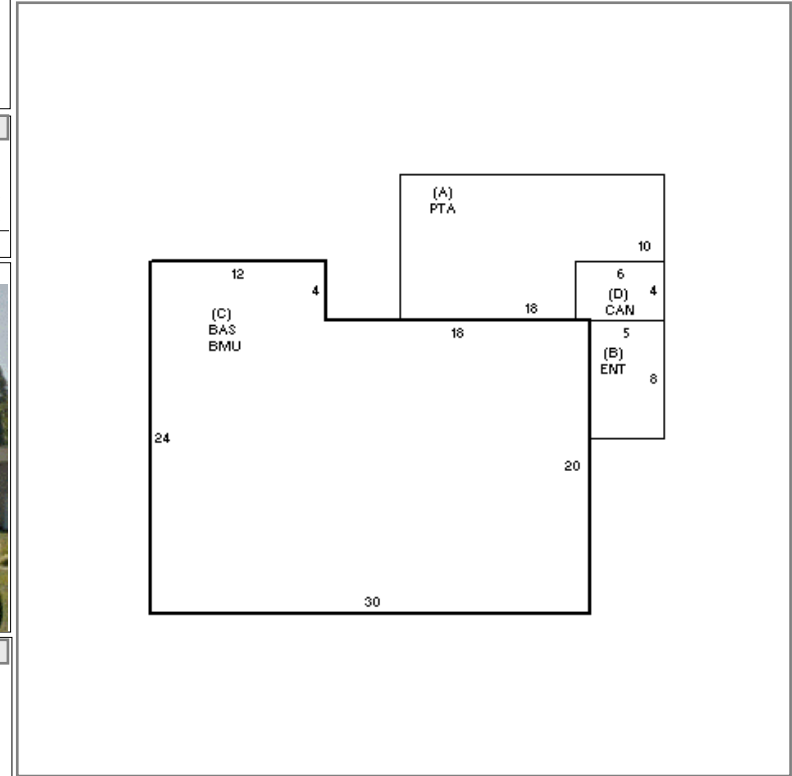
CURRENT OWNER		PARCEL ID	LOCATION		
DIAS CHARLES & KIM BOTELHO-FERRIS		24.2-48-0	14 EMERSON AVE		
14 EMERSON AVE BOURNE, MA 02532		TRANSFER HISTORY	DOS	T	SALE PRICE
		DIAS CHARLES & FOOTE GORDON M & BAKER ARTHUR F &	04/30/2021	QS	312,000
			04/12/1999	QS	57,000
				XX	01313-0259

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 %

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,866	6	1.00	100	1.00	100	1.00	294,625	4.43	A	1.00	R07	1.25			205,500

TOTAL	6,882 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE	LAND	205,500	181,900			
Infl1	AVG		BUILDING	148,800	131,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	354,300	313,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	9/15/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/15/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/15/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1946	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	177,107		
NET AREA	648	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	PTA	N	PATIO	180		14.54	2,617	CONDITION ELEM	CD		
\$NLA(RCN)	\$273	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	B	ENT	N	ENCLOSED ENTRY	40		87.08	3,483	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	648		47.42	30,729	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	648	1946	212.50	137,702	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02	D	CAN	N	CANOPY	24		15.93	382	BATHS	A		
				INT. FINISH	1	PLASTER	1.00		FIX	O	XTRA FIXTURES	1		2,194.30	2,194	BATHS	A		
				HEATING/COOLING	2	HOT WATER	1.02									HEAT	U		
				FUEL SOURCE	1	OIL	1.00									ELECT	U		
				USE	0		1.00												
																		EFF.YR/AGE	2003 / 19
																		COND	16 16 %
																		FUNC	0
																		ECON	0
																		DEPR	16 % GD 84
																		RCNLD	\$148,800