

Key: 5098

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.231

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID			LOCATION		
BEALL JAMES R JR ETUX NANCY B BEALL 27 SANDWICH RD BOURNE, MA 02532		24.3-18-0			27 SANDWICH RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
BEALL JAMES R JR ETUX		06/14/2013	QS	332,000	27460-136		
BOUSFIELD PAUL G		03/01/2001	O	150,000	()		
ELLIS EDWARD M &		01/26/1999	QS	100,000	12018-91		

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 %
151082	11/23/2015	2	ADDITIONS	40,000	07/07/2016	WFF	100 100
04652	08/30/2004	4	DETACH.STRUC	10,000	04/20/2005	TL	100 100
01492	08/07/2001	4	DETACH.STRUC	27,000	12/28/2001	TL	100 100
01115	03/14/2001	4	DETACH.STRUC	1,000	12/28/2001	TL	100 100
01111	03/08/2001	5	DEMOLITIONS	2,000	12/28/2001	TL	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,500 6		1.00 100	1.00 100	212,130	1.68	A	1.00 R04	0.90		167,220

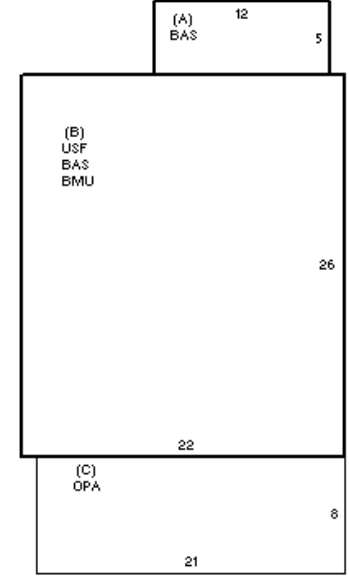
TOTAL	20,517 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE				LAND	167,200	164,400
Infl1	AVG		BUILDING	267,800	237,000			
N_Index	AVG		DETACHED	75,500	72,000			
			OTHER	0	0			
						<b>TOTAL</b>	<b>510,500</b>	<b>473,400</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFL	E	1.90 10 0.90	24 X 24	2017	576	84.74	43,900
SHF	E	1.90 10 0.90	12 X 16		192	30.30	5,200
DGF	E	1.90 10 0.90	19 X 20		380	77.14	26,400



BUILDING	CD	ADJ	DESC	MEASURE	7/7/2016	WWF
MODEL	1		RESIDENTIAL	LIST	7/13/2016	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	7/13/2016	MR
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1913	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	291,115
NET AREA	1,204	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	632	1913	246.42	155,740	CONDITION ELEM	CD
\$NLA(RCN)	\$242	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	572		54.99	31,455	EXTERIOR	G
				ROOF SHAPE	3	GAMBREL	1.00	B	USF	L	UPPER STORY FIN	572	1913	131.45	75,190	INTERIOR	G
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	168		78.08	13,117	KITCHEN	G
				FLOOR COVER	2	SOFTWOOD	1.02	F21	O	FPL 2S 1OP	1		10,523.70	10,524	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00	FIX	O	XTRA FIXTURES	2		2,544.00	5,088	BATHS	G	
				HEATING/COOLING	9	WARM-COOL AIR	1.03								HEAT	U	
				FUEL SOURCE	2	GAS	1.00								ELECT	U	
				USE	0		1.00										
				CAPACITY		UNITS	ADJ										
STORIES		2	1.00														
ROOMS		5	1.00														
BEDROOMS		1	1.00														
BATHROOMS		1	1.00														
FIXTURES		8	1.00														
GARAGE CAPACITY		3	1.00														
% BSMT FINISH		0	1.00														
# OF HALF BATHS		1	1.00														
# OF UNITS		1	1.00														



EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$267,800