

Key: 5209

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.353

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SVIOA RICHARD & MAUREEN 44 MONUMENT NECK ROAD BOURNE, MA 02532				26.0-2-3				44 MONUMENT NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SVIOA RICHARD & MAUREEN				07/20/2018	QS	395,000	31413-278				
SWEET CAROL F				10/11/2011	QS	362,000	25742-338				
FLANAGAN ANITA M				08/04/2006	QS	450,000	21245-258				

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	29,435	7	1.00	100	1.00	100	1.00	1.00	R04	1.15	229,790

TOTAL	29,447 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	229,800	203,400			
Infl1	AVG		BUILDING	343,200	303,700			
N_Index	AVG		DETACHED	700	700			
			OTHER	0	0			
			TOTAL	573,700	507,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	A 0.75 12 X 18		216	4.23	700

PHOTO 09/23/2020

BUILDING	CD	ADJ	DESC	MEASURE	9/23/2020	TL
MODEL	1		RESIDENTIAL	LIST	9/23/2020	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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	%
141038		12	CYCLICAL		09/05/2018	DB	100	100
200687	12/04/2014	3	ALT/RENO	24,915	04/08/2015		100	100
	10/27/2000	3	ALT/RENO	3,600	09/05/2001	TL	100	100

YEAR BLT	1984	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	408,517		
NET AREA	1,872	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	572		69.29	39,633	CONDITION ELEM	CD		
\$NLA(RCN)	\$218	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	B	CRL	N	BSMT CRAWL	936		22.81	21,355	EXTERIOR	G		
				ROOF SHAPE	2	HIP	1.02	B	BAS	L	BASE AREA	936	1984	222.32	208,091	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	USF	L	UPPER STORY FIN	936	1984	120.69	112,963	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	32		71.05	2,274	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		9,875.80	9,876	HEAT	A		
				HEATING/COOLING	11	HT WATER CL AIR	1.05		FIX	O	XTRA FIXTURES	6		2,387.57	14,325	ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	2003 / 19
																		COND	16 16 %
																		FUNC	0
																		ECON	0
																		DEPR	16 % GD 84
																		RCNLD	\$343,200