

Key: 5246

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.390

LEGAL

LAND

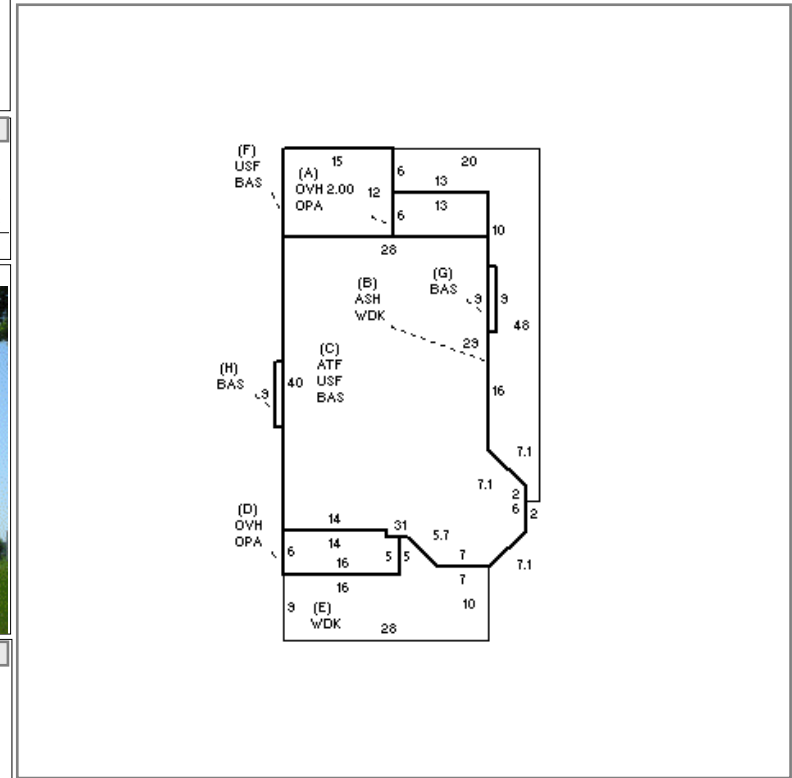
CURRENT OWNER				PARCEL ID				LOCATION				
HAMMOND INGRID C H ETUX JEFFREY C LAU 28A UNION PARK BOSTON, MA 02118				26.1-4-0				163 JEFFERSON RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HAMMOND INGRID C H ETUX				03/15/2017	QS	1,219,512	30351-85					
IANDOLI WILLIAM J ETUX				01/12/2007	QS	1,350,000	21693-105					
CROWLEY DAVID I TRS OF				04/08/1992	L	95,000	07960-00154					

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	%
E-21-66	01/22/2021	3	ALT/RENO	35,000	03/25/2021	TL	100	100
B-20-248	08/28/2020	3	ALT/RENO	350,000	03/25/2021	TL	100	100
H427	05/27/2020	3	ALT/RENO		03/25/2021	TL	100	100
19059	01/31/2019	3	ALT/RENO	19,000	03/25/2021	TL	100	100
11680	10/25/2011	9	DECK	8,000	10/03/2019	BC	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	11,300	7	1.00	100	1.00	100	1.00	848,520	2.80	A	CEX 3.60	616,880

TOTAL	11,282 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	616,900	546,000			
Infl1	AVG		BUILDING	1,281,900	1,134,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,898,800	1,680,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/18/2018	BC
MODEL	1		RESIDENTIAL	LIST	10/3/2019	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/3/2022	RP
QUALITY	E	2.00	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED

BUILDING

YEAR BLT	2002	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,440,359		
NET AREA	3,078	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	+	OPA	N	OPEN PORCH	172		154.78	26,622				
\$NLA(RCN)	\$468	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	+	OVH	L	OVERHANG	250	2002	428.86	107,216				
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK		659	50.58	33,333	EXTERIOR	A	
STORIES	2.5	1.00	ROOF COVER	2	WOOD SHINGLES	1.02	B	ASH	N	ATT SHED	383			49.33	18,895		INTERIOR	A	
ROOMS	7	1.00	FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	1,423	2002		434.44	618,204		KITCHEN	A	
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	+	USF	L	UPPER STORY FIN	1,405	2002		246.21	345,920		BATHS	A	
BATHROOMS	3	1.00	HEATING/COOLING	9	WARM-COOL AIR	1.03	C	ATF	N	ATTIC FINISH	1,225			138.90	170,158		HEAT	U	
FIXTURES	18	1.00	FUEL SOURCE	2	GAS	1.00		DKC	N	DECK-COMPOSITE	192			148.68	28,547		ELECT	A	
GARAGE CAPACITY	0	1.00	USE	0		1.00		F21	O	FPL 2S 1OP	1			20,860.60	20,861				
% BSMT FINISH	0	1.00						FIX	O	XTRA FIXTURES	14			5,043.04	70,603				
# OF HALF BATHS	2	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	2008 / 14		
																COND	11 11 %		
																FUNC	0		
																ECON	0		
																DEPR	11	% GD	89
																RCNLD	\$1,281,900		