

Key: 5277

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.419

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WARD JOHANNA K TRS OF JOHANNA K WARD LIVING TRUST 341 HIGHLAND ST MILTON, MA 02186				26.1-41-0				125 JEFFERSON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WARD JOHANNA K TRS OF				03/01/2016	F	1	29484-324				
WARD JOHANNA K				07/19/2013	A	250,000	27555-243				
WARD DONALD F &					XX		02689-0135				

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	%
12249	04/17/2012	3	ALT/RENO	9,500			100	100
12102	02/23/2012	9	DECK	3,500			100	100

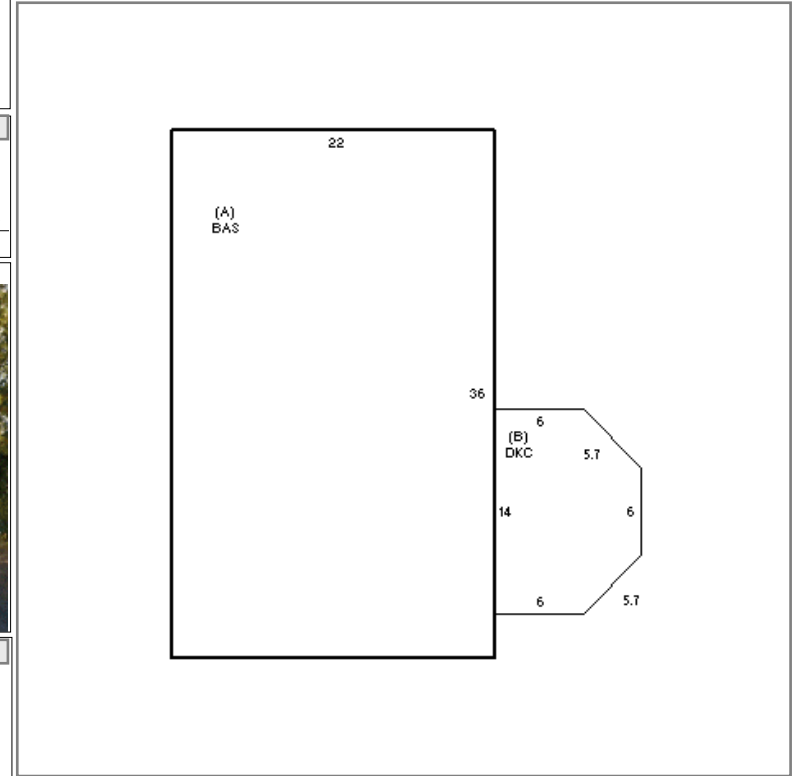
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	7,670	7	1.00	100	1.00	100	1.00	518,540	3.99	A	1.00	BVG	2.20				364,450

TOTAL	7,667 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	N O T E	lacks view			LAND	364,500	322,600
Infl1	AVG		BUILDING	74,100	65,600			
N_Index	AVG		DETACHED	11,200	10,600			
			OTHER	0	0			
						TOTAL	449,800	398,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
DGF	+	1.10	10 0.90	12 X 20		240	51.63	11,200



BUILDING	CD	ADJ	DESC	MEASURE	10/28/2016	TL
MODEL	1		RESIDENTIAL	LIST	10/28/2016	EST
STYLE	6	0.70	COTTAGE [100%]	REVIEW	9/24/2020	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1925	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	792	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BAS	L	BASE AREA	792	1925	109.41	86,650
\$NLA(RCN)	\$120	OVERALL	0.520	EXT COVER	1	WOOD SHINGLE	1.02	B	DKC	N	DECK-COMPOSITE	124		33.30	4,130
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		4,252.70	4,253
				ROOF COVER	1	ASPH/COMP SHIN	1.00								
				FLOOR COVER	1	HARDWOOD	1.02								
				INT. FINISH	3	WOOD PANEL	0.98								
				HEATING/COOLING	13	NONE	0.80								
				FUEL SOURCE	8	NONE	1.00								
				USE	0		1.00								

TOTAL RCN	95.033 <th>CONDITION ELEM</th> <th>CD</th>	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			A
KITCHEN			A
BATHS			A
HEAT			A
ELECT			A
EFF.YR/AGE	1997 / 25		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD			\$74,100