

Key: 5302

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.444

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WARD FAMILY RUSSELL LLC 122 JEFFERSON ROAD BOURNE, MA 02532				26.1-71-0				17 RUSSELL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WARD FAMILY RUSSELL LLC				03/07/2014	F	10	28022-33				
WARD FAMILY HOLDINGS LLC				03/07/2014	F	10	28022-30				
WARD DONALD F &					XX		02294-0224				

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	%
18032	01/11/2018	3	ALT/RENO	25,000	04/04/2018		100	100
		13	OTHER				100	100


LAND

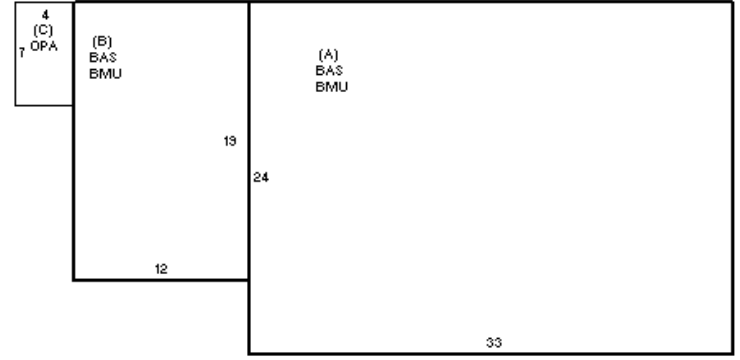
CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,500	7	1.00	100	1.00	424,260	2.99	A	1.00	BGD	1.80	306,190

TOTAL	10,498 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	306,200	271,000			
Infl1	AVG		BUILDING	211,300	187,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	517,500	458,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/31/2002





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/13/2018	TL
MODEL	1		RESIDENTIAL	LIST	2/13/2018	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	2/13/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	251,601
NET AREA	1,020	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,020		37.38	38,129		
\$NLA(RCN)	\$247	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,020	1950	196.79	200,730		
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	28		83.51	2,338		
				ROOF COVER	1	ASPH/COMP SHIN	1.00		F11	O	FPL 1S 1OP	1		8,219.70	8,220		
				FLOOR COVER	1	HARDWOOD	1.02		FIX	O	XTRA FIXTURES	1		2,183.60	2,184		
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										

TOTAL RCN	251,601
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	U
EFF.YR/AGE	2003 / 19
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$211,300