Key: 534

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 532

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BELANGER WILLIAM D ETUX CHRISTINA M BELANGER 4 MILTON LANE FOXBORO, MA 02035	4.1-137-0	1 HAWES RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BELANGER WILLIAM D ETUX	05/02/2008	QS	770,000	22879-206
CARAFOLI JOHN F		XX		02837-0126

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

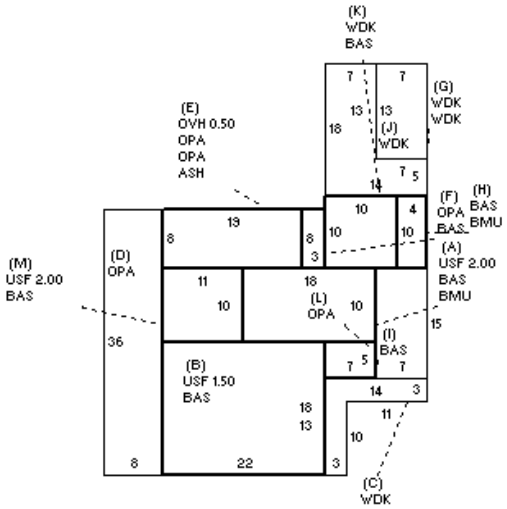
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
10102	03/10/2010	3	ALT/RENO	100,000	06/28/2011	TL	100	100
04040	01/28/2004	3	ALT/RENO	4,000	02/24/2004	TL	100	100
01300	05/30/2001	6	FENCE	200	04/30/2003	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,190	1 1.00	100 1.00	100 1.00	848,520	2.29	A 1.00	BVG 3.60			633,200

TOTAL	14,201 SF	ZONING	1	FRNT	79
Nbhd	N SAG	NOTE	Oceaviews; Also frontage on Samoset Rd		
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	633,200	560,400
BUILDING	432,000	382,300
DETACHED	0	0
OTHER	0	0
TOTAL	**1,065,200**	**942,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	9	1.20	ANTIQUE [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/16/2021	NMP
LIST	6/28/2011	TL
REVIEW	6/28/2011	TL

YEAR BLT	1895	SIZE ADJ	1.005
NET AREA	2,135	DETAIL ADJ	1.000
$NLA(RCN)	$266	OVERALL	1.260

CAPACITY	UNITS	ADJ
STORIES	3	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	12	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	220		85.51	18,812
+	USF	L	UPPER STORY FIN	1,174	1895	144.82	170,018
+	BAS	L	BASE AREA	885	1895	276.22	244,458
+	WDK	N	WOOD DECK	585		29.75	17,406
+	OPA	N	OPEN PORCH	721		81.98	59,105
E	ASH	N	ATT SHED	152		31.36	4,767
E	OVH	L	OVERHANG	76	1895	252.27	19,172
	F31	O	FPL 3S 1OP	1		13,961.30	13,961
	FIX	O	XTRA FIXTURES	7		2,966.34	20,764

TOTAL RCN	568,463

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$432,000