Key: **542**

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 540

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
NIIT BEVERLY R & HEIMAR TR BEVERLY R NIIT LIVING TRUST 2F VILLAGE WAY SHERBORN, MA 01770	4.1-145-0	48 SAGAMORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
NIIT BEVERLY R & HEIMAR T	09/09/2013	F	1	27676-248
NIIT HEIMAR &	02/06/1995	XX		9549-188

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

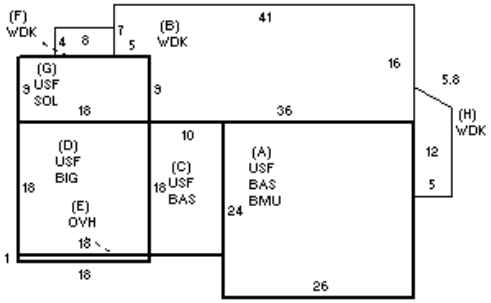
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18605	07/23/2018	4	DETACH.STRUC				100	100
17743	09/18/2017	3	ALT/RENO	32,000	04/04/2018		100	100
17358	05/15/2017	6	FENCE	750			100	100
08539	10/07/2008	3	ALT/RENO	6,500	06/15/2009		100	100
03497	07/28/2003	4	DETACH.STRUC	400	08/06/2003	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,340	1 1.00	100 1.00	100 1.00	1,555,620	3.69	A 1.00	BSP 6.60			1,100,310

TOTAL	8,320 SF	ZONING	1	FRNT	125
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	1,100,300	973,800
BUILDING	396,700	351,100
DETACHED	0	0
OTHER	0	0
TOTAL	**1,497,000**	**1,324,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	3X6			0.00	
SHF	A 1.00	A 0.75	6X12			0.00	

PHOTO 05/07/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/10/2022	NMP
LIST	12/1/2017	BC
REVIEW	7/7/2017	DB

YEAR BLT	1905	SIZE ADJ	1.005
NET AREA	2,112	DETAIL ADJ	1.000
$NLA(RCN)	$213	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	13	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	5	OTHER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	624		50.52	31,522
+	USF	L	UPPER STORY FIN	1,290	1905	114.10	147,190
+	WDK	N	WOOD DECK	711		23.44	16,667
+	BAS	L	BASE AREA	804	1905	217.63	174,976
D	BIG	N	BUILT-IN GARAGE	324		97.17	31,484
E	OVH	L	OVERHANG	18	1905	198.76	3,578
G	SOL	N	SOLARIUM	162		105.19	17,040
	F21	O	FPL 2S 1OP	1		9,667.50	9,668
	FIX	O	XTRA FIXTURES	8		2,337.18	18,697

TOTAL RCN	450,822

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

EFF.YR/AGE	2007 / 15	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88
RCNLD		$396,700