Key: 5454

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.598

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GETTINGS STEVEN &	26.2-35-0	51 THORNE RD
AISLINN GETTINGS		
51 THORNE RD		
BOURNE, MA 02532		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GETTINGS STEVEN &	09/21/2020	N	355,000	33276-11
WING ERIC PAUL	03/28/2003	F	1	16646-302
WING ERIC PAUL	02/11/2000	O	100,000	12828-345

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	%
EXB-20-465	11/20/2020	15	INSULATE/WEA	9,681			100	100
12058	01/25/2012	6	FENCE	2,736	04/02/2012		100	100
04741	10/05/2004	2	ADDITIONS	80,000	06/12/2008	DB	100	100
01168	04/10/2001	6	FENCE	2,200	08/02/2001	EB	100	100
200118	03/14/2000	3	ALT/RENO	39,000	08/02/2001	EB	100	100

LAND

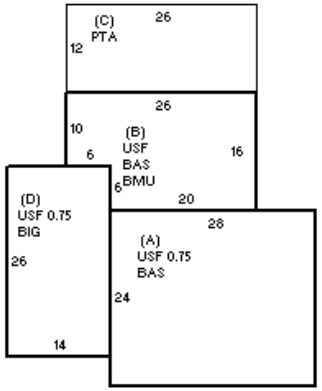
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,200	7 1.00	100 1.00	100 1.00	318,195	4.23	A 1.00	BAV 1.35			222,650

TOTAL	7,187 SF	ZONING	1	FRNT	0

Nbhd	GRAY GAB
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	222,700	197,100
BUILDING	373,800	330,800
DETACHED	0	0
OTHER	0	0
TOTAL	**596,500**	**527,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	8 X 10			0.00	

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/19/2021	RP
LIST	5/19/2021	EST
REVIEW	5/19/2021	RP

YEAR BLT	1942	SIZE ADJ	1.005
NET AREA	2,209	DETAIL ADJ	1.000
$NLA(RCN)	$209	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	672	1942	220.80	148,380
A	USF	L	UPPER STORY FIN	504	1942	119.59	60,272
B	BMU	N	BSMT UNFINISHED	380		70.61	26,831
B	BAS	L	BASE AREA	380	2004	220.80	83,905
+	USF	L	UPPER STORY FIN	653	2004	119.59	78,090
C	PTA	N	PATIO	312		15.64	4,879
D	BIG	N	BUILT-IN GARAGE	364		101.85	37,072
	FIX	O	XTRA FIXTURES	6		2,449.58	14,698
	GFP	O	GAS FIREPLACE	1		7,361.40	7,361

TOTAL RCN	461,488

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

EFF.YR/AGE	2000 / 22	
COND	19	19 %
FUNC	0	
ECON	0	
DEPR	19	% GD 81
RCNLD		$373,800