Key: 5523

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,665

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MCROBERTS JOHN C C/O MCROBERTS DEBRA ETAL TRS PO BOX 3116 BOURNE, MA 02532	26.2-106-0	215 SHORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MCROBERTS DEBRA ETAL TRS	01/31/2023	F	1	35620-56/57
MCROBERTS JOHN C	06/05/2017	F		30537-173
MCROBERTS JOHN C &	04/24/1991	XX		7506-140

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

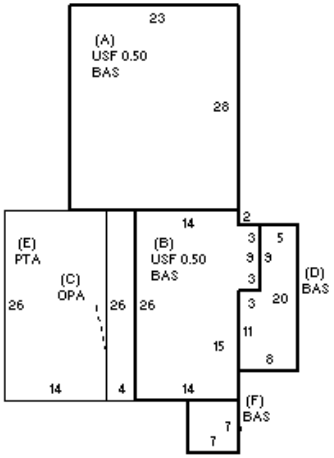
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		3	ALT/RENO		03/07/2023	SL	100	100
EXB-22-227	04/20/2022	3	ALT/RENO	10,000	03/07/2023	SL	100	100
13665	10/01/2013	15	INSULATE/WEA	2,702	11/04/2013		100	100
930658	12/13/1993	2	ADDITIONS	900	12/16/1994	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,710	6 1.00	100 1.00	100 1.00	294,625	1.54	A 1.00	R07 1.25			236,580

TOTAL	22,695 SF	ZONING	1	FRNT	0
Nbhd	BOURNE	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	236,600	209,400
BUILDING	308,000	237,800
DETACHED	3,300	4,800
OTHER	0	0
TOTAL	**547,900**	**452,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
WDK	A 1.00	50 0.50	14 X 22		308	18.30	2,800
SHF	A 1.00	50 0.50	8X10			0.00	
OPS	A 1.00	50 0.50	6X10		60	16.80	500

PHOTO 03/07/2023

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	9	1.20	ANTIQUE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/7/2023	SL
LIST	3/17/2023	TL
REVIEW	3/17/2023	TL

YEAR BLT	1860	SIZE ADJ	1.010
NET AREA	1,735	DETAIL ADJ	1.000
$NLA(RCN)	$231	OVERALL	1.240

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
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	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,035	1860	235.43	243,668
+	USF	L	UPPER STORY FIN	518	1860	137.81	71,383
C	OPA	N	OPEN PORCH	104		85.93	8,937
D	BAS	L	BASE AREA	133	1990	235.43	31,313
E	PTA	N	PATIO	364		17.03	6,198
F	BAS	L	BASE AREA	49	2022	235.43	11,536
	CPC	O	CAPE CELLAR	1		4,729.10	4,729
	F22	O	FPL 2S 2OP	1		11,548.40	11,548
	FIX	O	XTRA FIXTURES	4		2,666.98	10,668

TOTAL RCN	399,980

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

EFF.YR/AGE	1996 / 26		
COND	23	23 %	
FUNC	0		
ECON	0		
DEPR	23	% GD	77
RCNLD			$308,000