

Key: 5546

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.688

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
STONE BRIAN G TRS STONE REALTY TRUST 46 BACK RIVER RD BOURNE, MA 02532				26.2-137-0				46 BACK RIVER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
STONE BRIAN G TRS				08/29/2022	F	1	35334-265				
STONE BRIAN				06/11/2002	F	100	15251-308				
SULLIVAN WALTER G				09/30/1986	XX		5332-64				

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	%
02308	05/21/2002	1	NEW CONSTRUC	80,000	03/17/2003	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	21,584	6	1.00	100	1.00	100	1.00	212,130	1.61	A	1.00	R04	0.90			168,740

TOTAL	21,606 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE	LAND	168,700	165,900			
Infl1	AVG		BUILDING	334,400	295,500			
N_Index	AVG		DETACHED	100	0			
			OTHER	0	0			
			TOTAL	503,200	461,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 6X8			0.00	
CAN	A	1.00	50 0.50 3X8		24	4.90	100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/6/2023	SL
MODEL	1		RESIDENTIAL	LIST	9/6/2023	SL
STYLE	4	1.05	CAPE [100%]	REVIEW	9/6/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2002	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,547	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,040		42.92	44,641
\$NLA(RCN)	\$254	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	884	2002	233.43	206,356
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	663	2002	128.00	84,861
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	OPA	N	OPEN PORCH	204		69.28	14,133
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	168		41.17	6,917
				INT. FINISH	2	DRYWALL	1.00		BSF	N	BSMT SEMI-FIN	260		28.86	7,504
				HEATING/COOLING	2	HOT WATER	1.02		BMG	O	BSMT GARAGE	2		8,390.75	16,782
				FUEL SOURCE	2	GAS	1.00		FIX	O	XTRA FIXTURES	3		2,506.93	7,521
				USE	0		1.00		MST	O	MAS/METAL STACK	1		4,698.00	4,698

TOTAL RCN	393,413
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2004 / 18
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$334,400

