

Key: 5581

### Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.722

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION												
DHOKU DENNIS G TRUSTEE C/O DHOKU DENNIS & NANCY TRS 9 WARREN RD BOURNE, MA 02532		26.3-32-3		9 WARREN RD												
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)											
DHOKU DENNIS & NANCY TRS		08/09/2023	F	100	35930-135											
DHOKU DENNIS G &		08/09/2023	F	100	35930-130											
DHOKU DENNIS G TRUSTEE		12/09/1992	QS	67,500	08347-00249											
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	20,260	7	1.00	100	1.00	100	1.00	424,260	1.69	A	1.00	BGD	1.80		333,760

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	%
980141	03/27/1998	1	NEW CONSTRUC	150,000	09/24/1999	MWS	100	100

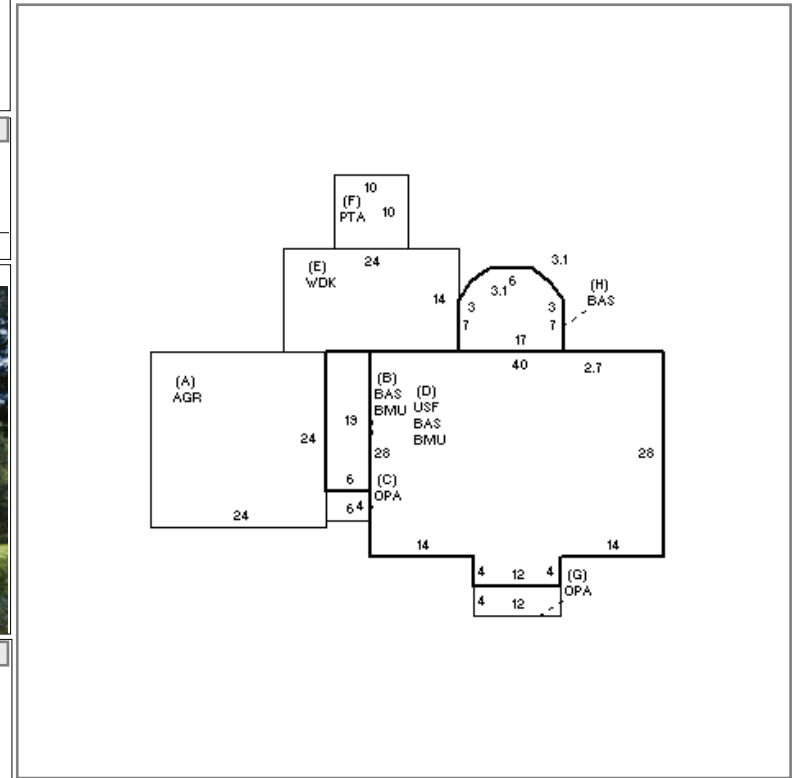
TOTAL	20,255 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE dedeed row to bch	LAND	333,800	295,400			
Infl1	AVG		BUILDING	483,800	428,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		817,600	723,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	2/4/2022	RP
MODEL	1		RESIDENTIAL	LIST	2/4/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	2/4/2022	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



YEAR BLT	1998	SIZE ADJ	1.000
NET AREA	2,596	DETAIL ADJ	1.000
\$NLA(RCN)	\$227	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		3	1.00
FIXTURES		14	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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	576		72.75	41,901
EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	1,282		37.60	48,204
ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	72		90.20	6,495
ROOF COVER	1	ASPH/COMP SHIN	1.00	D	USF	L	UPPER STORY FIN	1,168	1998	122.37	142,929
FLOOR COVER	6	TILE	1.02	E	WDK	N	WOOD DECK	336		25.14	8,447
INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO	100		17.13	1,713
HEATING/COOLING	9	WARM-COOL AIR	1.03	+	BAS	L	BASE AREA	1,428	1998	215.93	308,342
FUEL SOURCE	2	GAS	1.00	F11	O	O	FPL 1S 1OP	1		9,437.20	9,437
USE	0		1.00	FIX	O	O	XTRA FIXTURES	9		2,506.49	22,558

TOTAL RCN	590,027
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$483,800