

Key: 5860

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.018

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION				
FLAHERTY KEVIN G ETUX SHEILA A FLAHERTY 62 WEST FORD FARM ROAD DUXBURY, MA 02332						27.0-107-1			26 HERITAGE DR				
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)	
						FLAHERTY KEVIN G ETUX			09/01/2011	QS	150,000	(C65-6A)	
HOGAN EILEEN T & MARYANN			09/29/1992	A	1	(C65-6A)							
HOGAN & MCCLOSKEY & MCCLO				XX		N/A-N/A							

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13913	12/26/2013	3	ALT/RENO	5,128	11/13/2014	JB	100	100

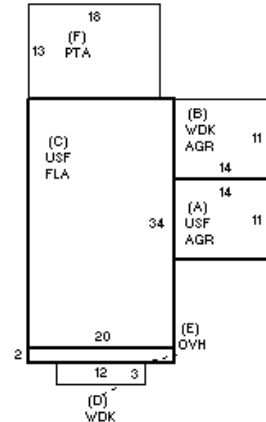
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	30,056 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE	LAND	0	0	0	
Infl1			BUILDING	302,600	267,800		
N_Index			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	302,600	267,800		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/20/2011	JB
MODEL	10		RES CONDO	LIST	4/20/2011	JB
STYLE	1	1.35	TOWN HOUSE END [100%]	REVIEW	4/20/2011	JB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1981	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,554	DETAIL ADJ	1.000	COMPLEX	10	TRADE WINDS	1.05
\$NLA(RCN)	\$224	OVERALL	1.400	OCCUPANCY	1	YEAR ROUND	1.00
CAPACITY				FLOOR/LOC	5	MULTI FLOOR	1.00
ROOMS	6	ADJ	1.00	VIEW INFL	5	AVERAGE	1.00
BEDROOMS	3		1.00	HT/CL	5	ELECTRIC BASB	1.00
BATHROOMS	2		1.00	WDK/PTA/BALC	1	PRESENT	1.00
HALFBATHS	1		1.00	PARKING	3	GARAGE 1 SPACE	1.00
FIREPLACES	0		1.00	NET ADJ(%GOOD)	100	100 %RG	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	AGR	N	ATTACHED GARAGE	308		46.06	14,186
+	USF	L	UPPER STORY FIN	834	1981	121.94	101,697
C	FLA	L	LIVING AREA	680	1981	322.69	219,432
+	WDK	N	WOODDECK	190		25.20	4,788
E	OVH	L	OVER HANG	40	1981	112.98	4,519
F	PTA	N	CONCRETE PATIO	234		13.86	3,244

TOTAL RCN	347,866
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A
EFF.YR/AGE	1981 / 41
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$302,600