

Key: 590

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 589

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
CONWAY RUSSELL W ETUX KATHLEEN R CONWAY 2 NAUSETT RD SAGAMORE BEACH, MA 02562				4.1-196-0				2 NAUSETT RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CONWAY RUSSELL W ETUX				09/12/2016	QS	450,000	29924-121					
CHICK MARK J				02/28/2003	O	430,000	16479-53					
SANDERS THOMAS E &				03/09/2000	QS	279,000	12873-105					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,676 1	1.00	100	1.00	100	1.00	A	1.00	R04	1.10	206,400

TOTAL	21,693 SF	ZONING	1	FRNT	127	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND		206,400	182,700		
Infl1	AVG		BUILDING		526,400	465,800		
N_Index	AVG		DETACHED		1,300	1,900		
			OTHER		0	0		
		TOTAL		734,100	650,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00 50 0.50	12 X 14		168	15.95	1,300	12/08/2017



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/22/2021	NMP
MODEL	1		RESIDENTIAL	LIST	12/8/2017	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/1/2018	DB
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.000
NET AREA	2,646	DETAIL ADJ	1.000
\$NLA(RCN)	\$224	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES		2.75	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		3	1.00
FIXTURES		15	1.00
GARAGE CAPACITY		3	1.00
% BSMT FINISH		0	1.00
# OF HALF BATHS		1	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
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	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,220		37.25	45,445
A	USF	L	UPPER STORY FIN	816	1998	121.23	98,921
A	USF	L	UPPER STORY FIN	612	2003	121.23	74,190
+	OVH	L	OVERHANG	132	1998	211.16	27,873
+	OPA	N	OPEN PORCH	244		68.62	16,744
+	BAS	L	BASE AREA	1,086	1998	223.83	243,082
K	DKC	N	DECK-COMPOSITE	216		73.21	15,813
	BMG	O	BSMT GARAGE	3		8,310.87	24,933
	F11	O	FPL 1S 1OP	1		9,349.00	9,349
	F21	O	FPL 2S 1OP	1		10,271.30	10,271
	FIX	O	XTRA FIXTURES	10		2,483.11	24,831

TOTAL RCN	591,452
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2008 / 14
COND	11 11 %
FUNC	0
ECON	0
DEPR	11 % GD 89
RCNLD	\$526,400

