

Key: 5922

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.080

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COX RONALD R & C/O COX RONALD & PATRICIA TRS PO BOX 3002 BOURNE, MA 02532				27.0-141-0				7 COX LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COX RONALD & PATRICIA TRS				05/31/2023	F		1 (233055)				
COX RONALD R &				05/11/1984	F		(96467)				

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	%
EXB-23-419	06/30/2023	3	ALT/RENO	4,500				
		3	ALT/RENO		04/27/2023	SL	100	100
19428	05/21/2019	15	INSULATE/WEA	2,047			100	100
18433	05/21/2018	3	ALT/RENO	16,224			100	100
15014	01/09/2015	3	ALT/RENO	8,495	04/08/2015		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	39,783	6	1.00	100	1.00	100	1.00	212,130	1.00	A	1.00	R04	0.90			194,450

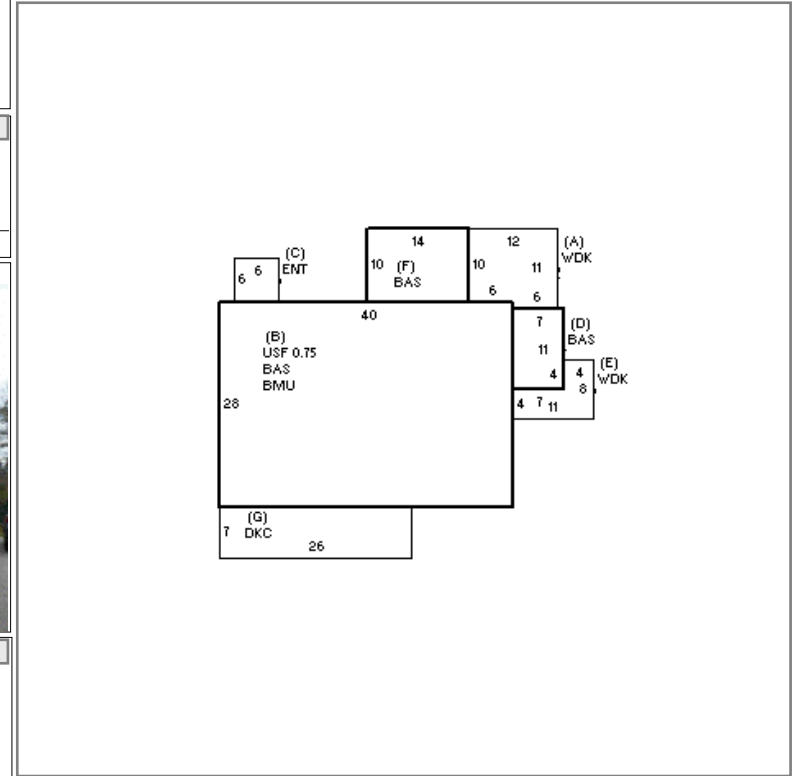
TOTAL	39,770 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE sandpit in backyard	LAND	194,500	172,100			
Infl1	AVG		BUILDING	367,600	326,400			
N_Index	AVG		DETACHED	24,900	23,600			
			OTHER	0	0			
			<b>TOTAL</b>	<b>587,000</b>	<b>522,100</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	10 0.90	24 X 28	672	41.10	24,900



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/27/2023	SL
MODEL	1		RESIDENTIAL	LIST	4/27/2023	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/2/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1984	SIZE ADJ	1.005
NET AREA	2,177	DETAIL ADJ	1.000
\$NLA(RCN)	\$214	OVERALL	1.100
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		4	1.00
BATHROOMS		2	1.00
FIXTURES		9	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	+	WDK	N	WOOD DECK	186		38.67	7,192
EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	1,120		40.31	45,150
ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	840	1984	119.01	99,966
ROOF COVER	1	ASPH/COMP SHIN	1.00	C	ENT	N	ENCLOSED ENTRY	36		93.44	3,364
FLOOR COVER	3	W/W CARPET	1.00	+	BAS	L	BASE AREA	1,197	1984	207.81	248,753
INT. FINISH	2	DRYWALL	1.00	F	BAS	L	BASE AREA	140	2008	207.81	29,093
HEATING/COOLING	11	HT WATER CL AIR	1.05	G	DKC	N	DECK-COMPOSITE	182		69.42	12,634
FUEL SOURCE	1	OIL	1.00	F21	O		FPL 2S 1OP	1		9,738.30	9,738
USE	0		1.00	FIX	O		XTRA FIXTURES	4		2,354.15	9,417

TOTAL RCN	465,307
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1998 / 24
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$367,600