

Key: 61

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 59

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
PHILLIPS BROCK A ETUX GRETCHEN M PHILLIPS 8 RIDGEHILL LANE SAGAMORE BEACH, MA 02562-2545										1.4-45-0				8 RIDGEHILL LN			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
PHILLIPS BROCK A ETUX										08/30/2002	QS	387,000	15539-194				
PRUDENTIAL RESIDENTIAL SE										08/30/2002	QS	387,000	15539-191				
DECOSTE JON P &										05/11/1999	QS	189,750	12259-191				

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	%
20087	01/31/2020	14	SOLAR	49,000			100	100
191068	11/20/2019	15	INSULATE/WEA	2,372			100	100
		12	CYCLICAL		11/06/2017	TL	100	100
14645	08/05/2014	3	ALT/RENO	9,000	02/12/2015		100	100
200146	03/23/2000	8	POOL	10,000	04/27/2001	TL	100	100

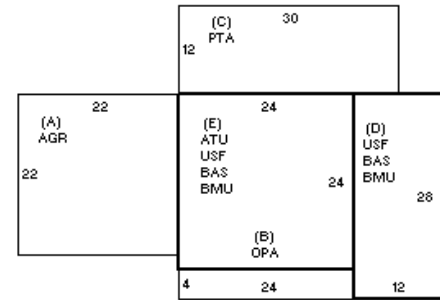
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	15,000	1	1.00	100	1.00	100	1.00	259,270	2.18	A	1.00	R04	1.10	194,880
300	A	0.726	1	1.00	100	1.00	100	1.00	17,930	1.00	OS	1.00	R04	1.10	13,020

TOTAL	14,985 SF	ZONING	1	FRNT	103	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	Map 1.4 Parcels 28, 28.1, 28.2 & 28.3=open space			LAND	207,900	184,000
Infl1	AVG		BUILDING	359,300	321,700			
N_Index	AVG		DETACHED	14,100	13,400			
			OTHER	0	0			
						<b>TOTAL</b>	<b>581,300</b>	<b>519,100</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
IPG	A	1.00	10 0.90	16 X 35	2000	560	27.91	14,100
SHF	A	1.00	50 0.50	8 X 12			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	1/5/2022	NMP
MODEL	1		RESIDENTIAL	LIST	11/6/2017	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1999	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	417,846			
NET AREA	1,824	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	484		64.92	31,422	CONDITION ELEM	CD			
\$NLA(RCN)	\$229	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	B	OPA	N	OPEN PORCH	96		75.49	7,247	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	C	PTA	N	PATIO	360		14.28	5,142	INTERIOR	A			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	912		38.30	34,932	KITCHEN	G			
				FLOOR COVER	13	HARDWOOD-W/W	1.00	+	BAS	L	BASE AREA	912	1999	208.30	189,969	BATHS	G			
				INT. FINISH	2	DRYWALL	1.00	+	USF	L	UPPER STORY FIN	912	1999	113.08	103,125	HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02	E	ATU	N	ATTIC UNF	576		44.40	25,572	ELECT	A			
				FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1		9,253.00	9,253						
				USE	0		1.00	FIX	O	XTRA FIXTURES	5		2,236.94	11,185						
																		EFF.YR/AGE	2005 / 17	
																		COND	14 14 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	14 % GD 86	
																		RCNLD	\$359,300	