Key: 6402

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.554

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SAPOVITS JACOB A ETUX AMY C SAPOVITS 4 FRUIT ST MANSFIELD, MA 02048	30.4-80-0	23 ELM AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SAPOVITS JACOB A ETUX	02/24/2016	F	1	29469-321
SAPOVITS JACOB A	01/14/2005	QS	395,000	19445-282
LEONARD SHEILA E	07/29/2002	QS	274,900	15411-280

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	%
19309	04/18/2019	15	INSULATE/WEA	2,883			100	100
890519	08/21/1989	2	ADDITIONS	9,500	01/11/1990	HLD	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,800	9 1.00	100 1.00	100 1.00	271,055	2.51	A 1.00	BAV 1.15			199,770

TOTAL	12,807 SF	ZONING	1	FRNT	0

Nbhd	MO BCH
Infl1	AVG
N_Index	AVG

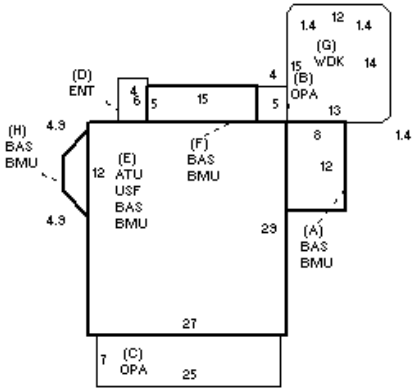
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	199,800	176,800
BUILDING	332,300	294,000
DETACHED	12,300	11,800
OTHER	0	0
TOTAL	**544,400**	**482,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	G 0.80	19 X 20		380	40.60	12,300

PHOTO 08/06/2001



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/26/2011	TL
LIST	10/26/2011	EST
REVIEW	10/26/2011	TL

YEAR BLT	1925	SIZE ADJ	1.010
NET AREA	1,767	DETAIL ADJ	1.000
$NLA(RCN)	$247	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	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	3	ALUMINUM	1.00
ROOF SHAPE	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	984		41.38	40,715
+	BAS	L	BASE AREA	984	1925	225.02	221,423
+	OPA	N	OPEN PORCH	195		74.17	14,462
D	ENT	N	ENCLOSED ENTRY	24		129.60	3,110
E	USF	L	UPPER STORY FIN	783	1925	123.38	96,609
E	ATU	N	ATTIC UNF	783		47.39	37,109
G	WDK	N	WOOD DECK	223		29.39	6,553
	F21	O	FPL 2S 1OP	1		9,995.90	9,996
	FIX	O	XTRA FIXTURES	3		2,416.60	7,250

TOTAL RCN	437,228

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD		$332,300