

Key: 6503

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.663

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
CURTIN RICHARD& TIMOTHY HEALY TRS DINC REALTY TRUST 134 STOW ROAD HARVARD, MA 01451		30.4-185-0	25 BAYVIEW AVE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
CURTIN RICHARD& TIMOTHY H		02/05/2019	QS	265,000	31820-311	
MARARIAN JEFFERSON S & EL		01/24/2014	F	100	27950-83	
STARR LORRAINE		03/18/2010	F		24426-152/3	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	%
H647	07/13/2020	3	ALT/RENO		04/20/2021		100
19130	02/28/2019	3	ALT/RENO	12,400	04/20/2021		100
17938	11/16/2017	15	INSULATE/WEA	3,409			100

LAND

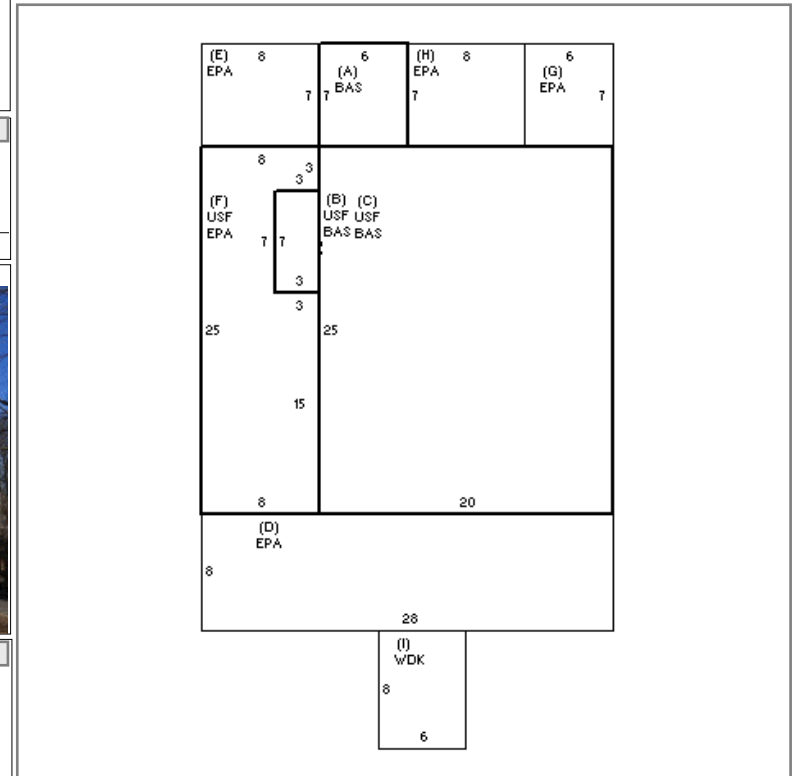
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,400	9	1.00	100	1.00	100	1.00	294,625	4.73	A	1.00	BA+	1.25			204,590

TOTAL	6,403 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	204,600	181,100			
Infl1	AVG		BUILDING	209,500	185,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	414,100	366,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/23/2017	TL
MODEL	1		RESIDENTIAL	LIST	4/20/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/20/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,263	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00
\$NLA(RCN)	\$207	OVERALL	1.040	EXT COVER	4	VINYL	1.00
CAPACITY				ROOF SHAPE	3	GAMBREL	1.00
STORIES	2	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
ROOMS	6	1.00		FLOOR COVER	2	SOFTWOOD	1.02
BEDROOMS	4	1.00		INT. FINISH	1	PLASTER	1.00
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02
FIXTURES	8	1.00		FUEL SOURCE	2	GAS	1.00
GARAGE CAPACITY	0	1.00		USE	0		1.00
% BSMT FINISH	0	1.00					
# OF HALF BATHS	0	1.00					
# OF UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	563	1900	229.21	129,046
+	USF	L	UPPER STORY FIN	700	1900	114.78	80,345
+	EPA	N	ENCLOSED PORCH	557		68.86	38,355
I	WDK	N	WOOD DECK	48		66.92	3,212
	FIX	O	XTRA FIXTURES	3		2,248.07	6,744
	MST	O	MAS/METAL STACK	1		4,212.90	4,213

TOTAL RCN	261,915
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$209,500