

Key: 6516

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.676

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RIGGLE HARRY M ETUX JUDITH C JINSON-RIGGLE 73 GREAT NECK RD WAREHAM, MA 02571-2443				30.4-200-0				23 WYMAN AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RIGGLE HARRY M ETUX				11/17/2003	F	1	17929-349				
MCKELVEY JACK M				11/17/2003	F	1	17929-347				
MCKELVEY JACK M &					XX		01026-0062				

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	%
16820	09/26/2016	6	FENCE	4,000			100	100

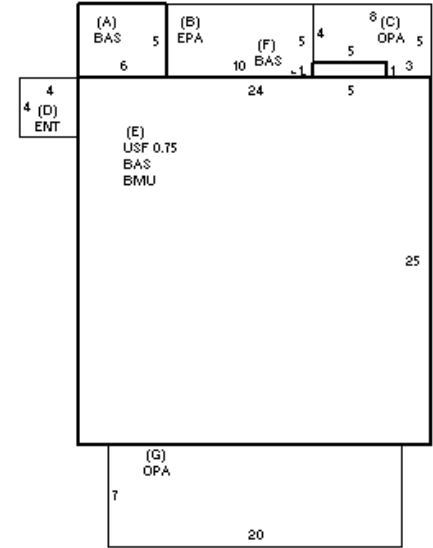
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,050	9	1.00	100	1.00	100	1.00	294,625	4.98	A	1.00	BA+	1.25			203,900

TOTAL	6,055 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	203,900	180,500			
Infl1	AVG		BUILDING	171,700	151,900			
N_Index	AVG		DETACHED	2,600	2,400			
			OTHER	0	0			
TOTAL				378,200	334,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L	0.90	P 0.40	12 X 18	216	13.71	1,200
SHF	L	0.90	P 0.40	12X18 + 7X5	251	13.71	1,400



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/3/2023	RP
MODEL	1		RESIDENTIAL	LIST	3/3/2023	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	3/3/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1906	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	225,908
NET AREA	1,085	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	635	1906	205.18	130,289	CONDITION ELEM	CD
\$NLA(RCN)	\$208	OVERALL	0.980	EXT COVER	5	ASBESTOS	0.96	B	EPA	N	ENCLOSED PORCH	50		113.99	5,700	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	175		65.01	11,377	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	ENT	N	ENCLOSED ENTRY	16		113.58	1,817	KITCHEN	A
				FLOOR COVER	35	WW-VINYL	1.00	E	BMU	N	BSMT UNFINISHED	600		45.79	27,473	BATHS	A
				INT. FINISH	1	PLASTER	1.00	E	USF	L	UPPER STORY FIN	450	1906	109.45	49,253	BATHS	A
				HEATING/COOLING	2	HOT WATER	1.02									HEAT	A
				FUEL SOURCE	2	GAS	1.00									ELECT	A
				USE	0		1.00										
				CAPACITY		UNITS	ADJ										
STORIES		1.75	1.00														
ROOMS		5	1.00														
BEDROOMS		3	1.00														
BATHROOMS		1	1.00														
FIXTURES		5	1.00														
GARAGE CAPACITY		0	1.00														
% BSMT FINISH		0	1.00														
# OF HALF BATHS		0	1.00														
# OF UNITS		1	1.00														
																EFF.YR/AGE	1995 / 27
																COND	24 24 %
																FUNC	0
																ECON	0
																DEPR	24 % GD 76
																RCNLD	\$171,700