

Key: 6517

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.677

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
ELLIS CHERYL BETH & JOSHUA LAURENCE ELLIS 7 SALISBURY STREET REHOBOTH, MA 02769				30.4-201-0				15 WYMAN AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ELLIS CHERYL BETH & MCLANAHAN RAE ANN				08/29/2019	QS	260,000	32256-244				
FEDERICI BARBARA I				08/29/2019	N		32256-240				
				11/20/1996	F	1	10490-251				

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-23-799	11/21/2023	3	ALT/RENO	95,000			0	0
151154	12/10/2015	15	INSULATE/WEA	6,065			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	13,440 9	1.00	100	1.00	100	1.00	294,625	2.40	A	1.00	BA+ 1.25	218,400

TOTAL	13,460 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	218,400	193,300			
Infl1	AVG		BUILDING	147,900	130,900			
N_Index	AVG		DETACHED	1,300	1,200			
			OTHER	0	0			
			TOTAL	367,600	325,400			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	L	0.90 40 0.60	12 X 18		216	9.79	1,300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/28/2015	TL
MODEL	1		RESIDENTIAL	LIST	10/28/2015	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	10/28/2015	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1952	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	194,638	
NET AREA	760	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	EPA	N	ENCLOSED PORCH	70		100.31	7,022	CONDITION ELEM	CD	
\$NLA(RCN)	\$256	OVERALL	0.970	EXT COVER	3	ALUMINUM	1.00	B	AGR	N	ATT GARAGE	384		69.06	26,518	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	C	BAS	L	BASE AREA	760	1952	204.09	155,105	INTERIOR	A
STORIES	1	1.00	1	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	28		80.60	2,257	KITCHEN	A
ROOMS	6	1.00	1	1.00	FLOOR COVER	35	WW-VINYL	1.00		CPC	O	CAPE CELLAR	1		3,736.00	3,736	BATHS	A
BEDROOMS	1	1.00	1	1.00	INT. FINISH	2	DRYWALL	1.00									HEAT	A
BATHROOMS	1	1.00	1	1.00	HEATING/COOLING	2	HOT WATER	1.02									ELECT	A
FIXTURES	5	1.00	1	1.00	FUEL SOURCE	1	OIL	1.00										
GARAGE CAPACITY	1	1.00	1	1.00	USE	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	\$147,900	