

Key: 6531

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.691

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PAUL STEVEN M & C/O PAUL STEVEN M & LAUREN TRS 88 ARSENAL YARDS BLVD #506 WATERTOWN, MA 02472				30.4-216-0				42 WYMAN AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PAUL STEVEN M & LAUREN TR				01/31/2023	F	1	35617-325				
PAUL STEVEN M & ELLIS COLE TIMOTHY R &				03/12/2021	O	475,000	33886-69				
				10/28/2020	H	1	33408-128				

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 %
B-21-189	05/24/2021	3	ALT/RENO	27,544			100 100
PL-21-158	05/17/2021	3	ALT/RENO	18,000			100 100
E-21-308	04/28/2021	3	ALT/RENO	25,000			100 100
16498	06/15/2016	3	ALT/RENO	20,000			100 100
		12	CYCLICAL		06/13/2016	TL	100 100

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

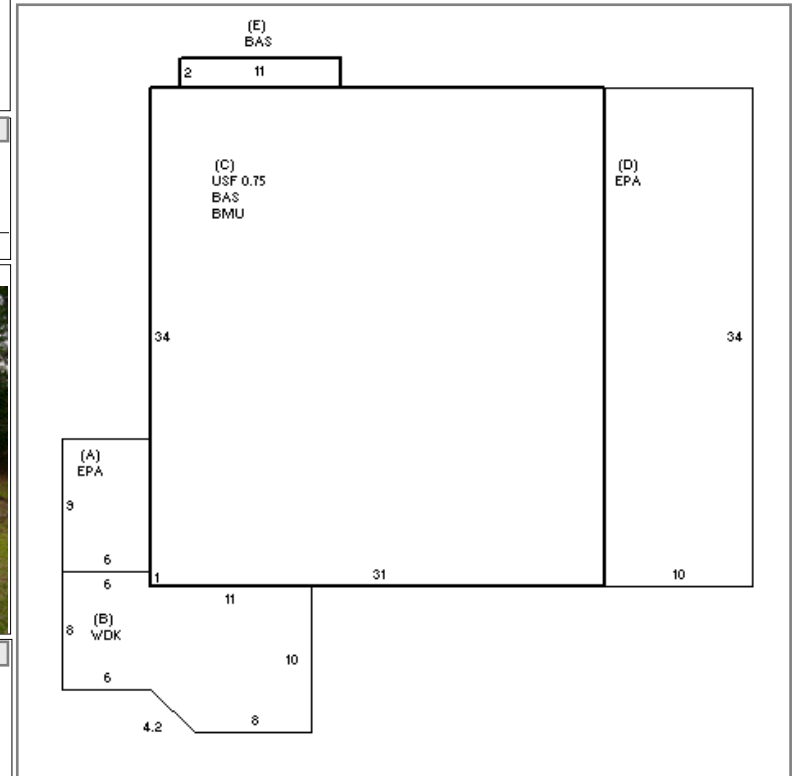
TOTAL	6,403 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	204,600	181,100			
Infl1	AVG		BUILDING	392,700	347,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	597,300	528,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	5/16/2019	TL
MODEL	1		RESIDENTIAL	LIST	5/16/2019	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	3/1/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1916	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	467,512
NET AREA	1,867	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	EPA	N	ENCLOSED PORCH	394		80.38	31,670	CONDITION ELEM	CD
\$NLA(RCN)	\$250	OVERALL	1.220	EXT COVER	7	STUCCO	1.20	B	WDK	N	WOOD DECK	154		43.09	6,637	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	1,054		44.93	47,358	INTERIOR	V
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	USF	L	UPPER STORY FIN	791	1916	133.98	105,979	KITCHEN	V
				FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	1,076	1916	236.54	254,517	BATHS	A
				INT. FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		10,854.40	10,854	HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00	FIX	O	XTRA FIXTURES	4		2,623.98	10,496	ELECT	A	
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										



CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
FIXTURES	9	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	2003 / 19
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$392,700