

Key: 6581

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.744

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ROUSTOM CONSTANCE A PO BOX 413 MONUMENT BEACH, MA 02553-0413				30.4-276-0				20 DOUGLAS AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROUSTOM CONSTANCE A				09/10/2010	F	(179297)					
ROUSTOM SIRRY & CONSTANCE				02/17/2006	F	100 (179297)					
ROUSTOM SIRRY				11/19/1993	L	200,000 (139106)					

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	%
15367	05/18/2015	15	INSULATE/WEA	1,000	06/11/2015			100
04818	11/08/2004	3	ALT/RENO	17,000	09/15/2006	DB		100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	9	1.00	100	294,625	1.00	A	1.00	BA+	1.25	270,490
300	A	0.221	9	1.00	100	18,745	1.00	A	1.00	BAV	1.15	4,140

TOTAL	1.139 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH		N O T E	ALSO OWNS CONTIGUOUS PARCEL 277			LAND	274,600	243,100
Infl1	AVG			LAND	720,500	637,500			
N_Index	AVG			DETACHED	7,100	6,800			
							OTHER	0	0
							TOTAL	1,002,200	887,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/11/2008
DGF	A	1.00	50 0.50 16 X 22		352	40.60	7,100		

BUILDING	CD	ADJ	DESC	MEASURE	8/11/2008	JH
MODEL	1		RESIDENTIAL	LIST	8/11/2008	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	8/29/2008	ER
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1876	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	947,978
NET AREA	3,467	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,645		41.54	68,336	CONDITION ELEM	CD
\$NLA(RCN)	\$273	OVERALL	1.280	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,645	1876	252.95	416,108	EXTERIOR	A
				ROOF SHAPE	3	GAMBREL	1.00	+	USF	L	UPPER STORY FIN	1,822	1876	145.66	265,384	INTERIOR	A
				ROOF COVER	2	WOOD SHINGLES	1.02	A	ATU	N	ATTIC UNF	664		58.51	38,853	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	+	OPA	N	OPEN PORCH	1,447		75.97	109,925	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	357		29.93	10,684	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	G	PTA	N	PATIO	600		19.05	11,430	ELECT	A
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		12,341.10	12,341		
				USE	0		1.00		FIX	O	XTRA FIXTURES	5		2,983.48	14,917		

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$720,500	

