

Key: 6656

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.820

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION			
NIKOLAEV SERGEY 29 JAYNE ROAD NEEDHAM HEIGHTS, MA 02494						31.0-30-22			22 HARBOR HILL DR			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)			
NIKOLAEV SERGEY						03/20/2015	S	131,000	28750-64			
US BANK NATIONAL ASSOC						10/14/2014	L	194,460	28442-8			
CAVALLO VIRGINIA						09/21/2005	QS	273,000	20282-122			


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-21-320	09/02/2021	9	DECK	4,500			100	100
B-21-140	04/09/2021	3	ALT/RENO	15,100			100	100
18533	06/18/2018	3	ALT/RENO	4,000	09/24/2019	RP	100	100
		12	CYCLICAL		05/09/2018	BC	100	100
15205	04/08/2015	3	ALT/RENO	3,800	05/09/2018	BC	100	100

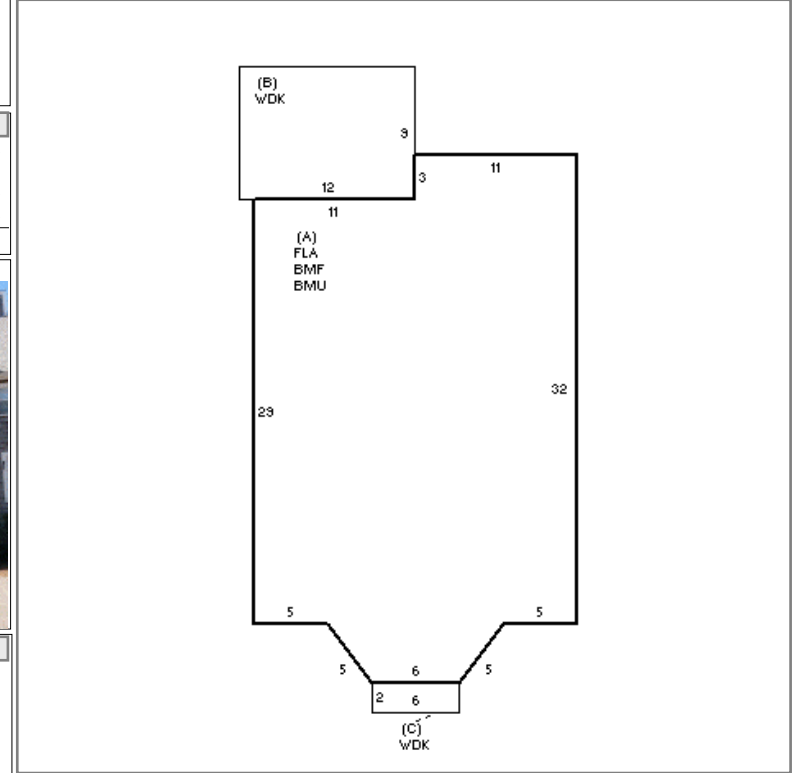
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	21.640 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE	LAND	0	0	0	
Infl1			BUILDING	339,500	300,400		
N_Index			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	339,500	300,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/09/2018
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/9/2018	BC
MODEL	10		RES CONDO	LIST	5/9/2018	BC
STYLE	2	1.30	TOWN HOUSE MID [100%]	REVIEW	9/24/2019	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	357,376
NET AREA	1,342	DETAIL ADJ	1.000	COMPLEX	12	HARBOR HILL 1	1.15	A	BMU	N	BSMT UNF	707		19.00	13,430		
\$NLA(RCN)	\$266	OVERALL	1.450	OCCUPANCY	1	YEAR ROUND	1.00	A	BMF	N	BSMT FIN	707		19.00	13,430		
				FLOOR/LOC	5	MULTI FLOOR	1.00	A	FLA	L	LIVING AREA	707	1986	334.22	236,294		
				VIEW INFL	5	AVERAGE	1.00	+	WDK	N	WOODDECK	120		26.10	3,132		
				HT/CL	1	FORCED AIR	1.00		USF	L	UPPER STORY FIN	635	1986	126.30	80,198		
				WDK/PTA/BALC	1	PRESENT	1.00		F21	O	FPL 2ST 10P	1		10,892.40	10,892		
				PARKING	2	OUTDOOR 2 SPACE	1.00										
				NET ADJ(%GOOD)	100	100 %RG	1.00										
CAPACITY		UNITS	ADJ														
ROOMS		4	1.00														
BEDROOMS		2	1.00														
BATHROOMS		2	1.00														
HALFBATHS		1	1.00														
FIREPLACES		1	1.00														
																CONDITION ELEM	CD
																INTERIOR	V
																KITCHEN	G
																BATHS	A
																EXTERIOR	A
																EFF.YR/AGE	2005 / 17
																COND	5 5 %
																FUNC	0
																ECON	0
																DEPR	5 % GD 95
																RCNLD	\$339,500