Key: 695

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 695

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
TURMELLE JEFFREY P **41 MAIN ST** **NYACK, NY 10960**	**4.3-105-0**	**302 OLD PLYMOUTH RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
TURMELLE JEFFREY P	11/27/2013	F	1	(202154)
TURMELLE FRANCES MAY	10/01/1999	QS	125,000	(154990)
ZARELLA ALBERT L TR OF	03/26/1990	F	1	(120077)

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-22-444	07/19/2022	15	INSULATE/WEA	3,556			100	100
04759	10/15/2004	3	ALT/RENO	7,500	09/11/2006	DB	100	100
01241	05/29/2001	3	ALT/RENO	5,900	12/17/2001	TL	100	100
960481	10/04/1996	6	FENCE	300	03/27/1997	JC	100	100
930180	04/28/1993	4	DETACH.STRUC	500	12/29/1993	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,500	1 1.00	100 1.00	100 1.00	235,700	2.76	A 1.00	R03 1.00			171,670

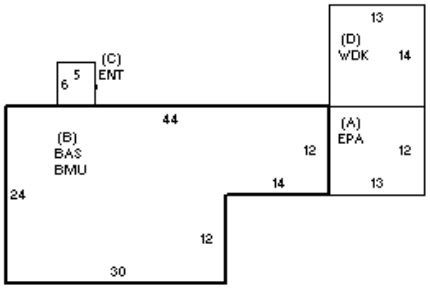
TOTAL	11,500 SF	ZONING	1	FRNT	100
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	171,700	151,900
BUILDING	186,600	165,100
DETACHED	0	0
OTHER	0	0
TOTAL	**358,300**	**317,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	A 1.00	A 0.75	8 X 10			0.00	

PHOTO 05/22/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/29/2021	NMP
LIST	5/21/2020	EST
REVIEW		

YEAR BLT	1956	SIZE ADJ	1.020
NET AREA	888	DETAIL ADJ	1.000
$NLA(RCN)	$269	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	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

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	EPA	N	ENCLOSED PORCH	156		74.52	11,625
B	BMU	N	BSMT UNFINISHED	888		36.82	32,698
B	BAS	L	BASE AREA	888	1956	200.25	177,820
C	ENT	N	ENCLOSED ENTRY	30		85.36	2,561
D	WDK	N	WOOD DECK	182		35.32	6,428
	F11	O	FPL 1S 1OP	1		8,096.60	8,097

TOTAL RCN	239,229

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25	
COND	22	22 %
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD		$186,600