

Key: 713

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 714

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CAHILL MARIA A ETUX C/O CAHILL JILLIAN 164 WILLOW AVE #2 SOMERVILLE, MA 02144				4.3-123-0				28 SEAVIEW RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAHILL JILLIAN				08/18/2023	A	390,000	(233737)				
CAHILL MARIA A ETUX				08/08/2008	QS	226,200	(186653)				
BEGUERIE DAVID M &				04/02/1999	N	123,000	(152593)				

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,900	1	1.00	100	1.00	100	1.00				170,730

TOTAL	10,890 SF	ZONING	1	FRNT	95	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	170,700	151,100			
Infl1	AVG		BUILDING	188,300	166,700			
N_Index	AVG		DETACHED	9,500	9,100			
			OTHER	0	0			
			TOTAL	368,500	326,900			

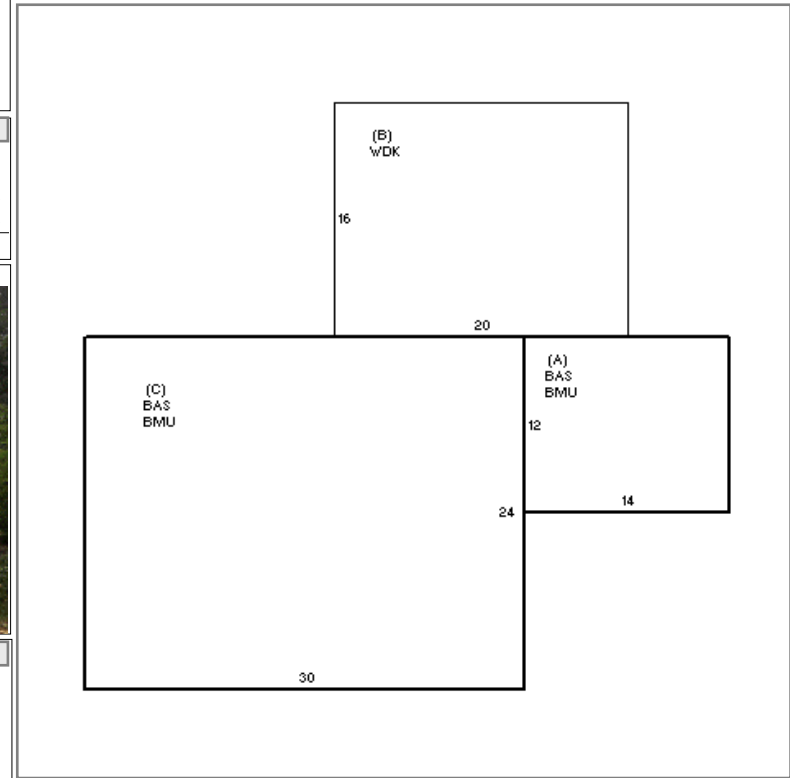
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	A 0.75 13 X 24		312	40.60	9,500
SHF	A	1.00	A 0.75 8 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	1/11/2022	NMP
MODEL	1		RESIDENTIAL	LIST	9/28/2020	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/28/2020	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1952	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	888	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	888		36.82	32,698
\$NLA(RCN)	\$265	OVERALL	0.990	EXT COVER	3	ALUMINUM	1.00	A	BAS	L	BASE AREA	168	1952	200.25	33,642
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	320		21.57	6,902
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	720	1952	200.25	144,178
				FLOOR COVER	1	HARDWOOD	1.02	BMF	N	BSMT FINISH	168			59.00	9,912
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 10P	1			8,096.60	8,097
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

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	%



CAPACITY	UNITS	ADJ	TOTAL RCN	235,429
STORIES	1	1.00	CONDITION ELEM	CD
ROOMS	5	1.00	EXTERIOR	A
BEDROOMS	3	1.00	INTERIOR	A
BATHROOMS	1	1.00	KITCHEN	G
FIXTURES	5	1.00	BATHS	G
GARAGE CAPACITY	0	1.00	HEAT	A
% BSMT FINISH	0	1.00	ELECT	A
# OF HALF BATHS	0	1.00		
# OF UNITS	1	1.00		

EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$188,300