

Key: 7188

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.342

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CURTIS ROBERT E III & HELEN L PO BOX 604 MONUMENT BEACH, MA 02553				34.0-104-0				7 HARWOOD DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CURTIS ROBERT E III & HEL				10/12/2017	U	125,000	30824-88				
SULLIVAN WALTER G				02/01/2017	U	120,000	30274-140				
CAHIR THOMAS S					XX		4569-72				

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	%
18828	09/26/2018	4	DETACH.STRUC	5,248	01/15/2019	TL	100	100
17054	01/20/2017	1	NEW CONSTRUC	310,000	01/15/2019	TL	100	100

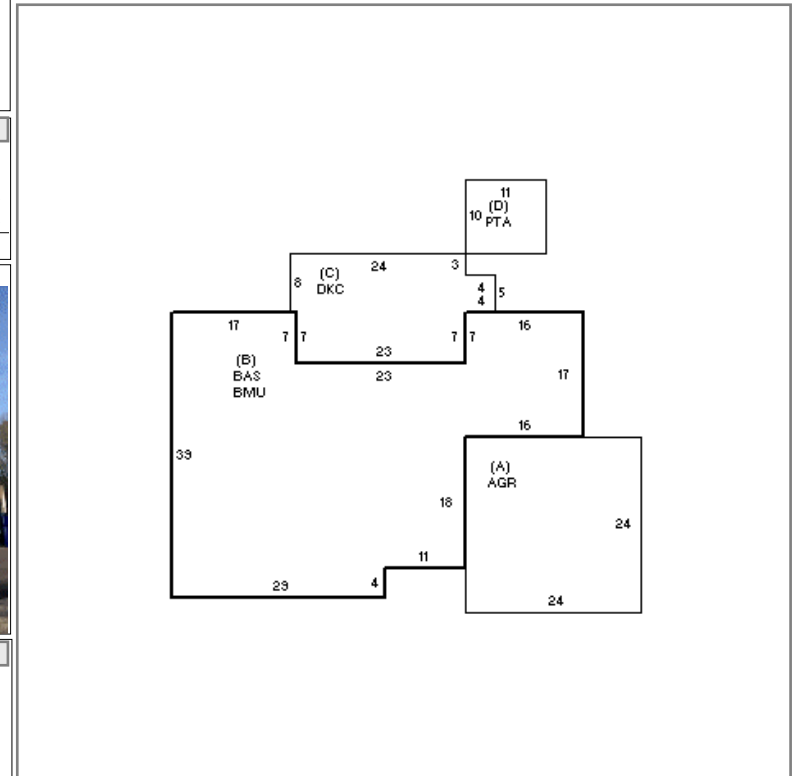
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,980 9		1.00	100 1.00	235,700	1.58	A	1.00	R04 1.00		188,120

TOTAL	21,998 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	188,100	166,500			
Infl1	AVG		BUILDING	433,600	387,600			
N_Index	AVG		DETACHED	2,900	2,700			
			OTHER	0	0			
			TOTAL	624,600	556,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10 0.90	12 X 14		168	19.14	2,900



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	2/8/2018	TL
MODEL	1		RESIDENTIAL	LIST	2/8/2018	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	1/15/2019	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2017	SIZE ADJ	1.010
NET AREA	1,627	DETAIL ADJ	1.000
\$NLA(RCN)	\$272	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	1.00	
GARAGE CAPACITY	2	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	576		66.86	38,509
EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	1,627		32.07	52,186
ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	1,627	2017	195.31	317,770
ROOF COVER	1	ASPH/COMP SHIN	1.00	C	DKC	N	DECK-COMPOSITE	373		67.92	25,334
FLOOR COVER	1	HARDWOOD	1.02	D	PTA	N	DECK-PATIO	110		15.46	1,700
INT. FINISH	1	PLASTER	1.00		FIX	O	XTRA FIXTURES	3		2,303.67	6,911
HEATING/COOLING	9	WARM-COOL AIR	1.03								
FUEL SOURCE	2	GAS	1.00								
USE	0		1.00								

TOTAL RCN	442,410	
CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT		A
ELECT		A
EFF.YR/AGE	2017 / 5	
COND	2	2 %
FUNC	0	
ECON	0	
DEPR	2	% GD 98
RCNLD	\$433,600	