

Key: 7290

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.444

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
ROCKLAND TRUST COMPANY TRS HENRY BUMPUS REV TRUST 22 WIANNO AVENUE OSTERVILLE, MA 02655		34.2-71-0	14 DOUGLAS AVE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
ROCKLAND TRUST COMPANY TR		05/01/2019	N		(197187)	
FIRST CAPITAL SURETY AND		05/24/2012	QS	319,000	(197187)	
GULBEAULT MARIANNA		06/27/2011	F		1 (194596)	

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	%
12365	06/05/2012	9	DECK	8,000			0	0

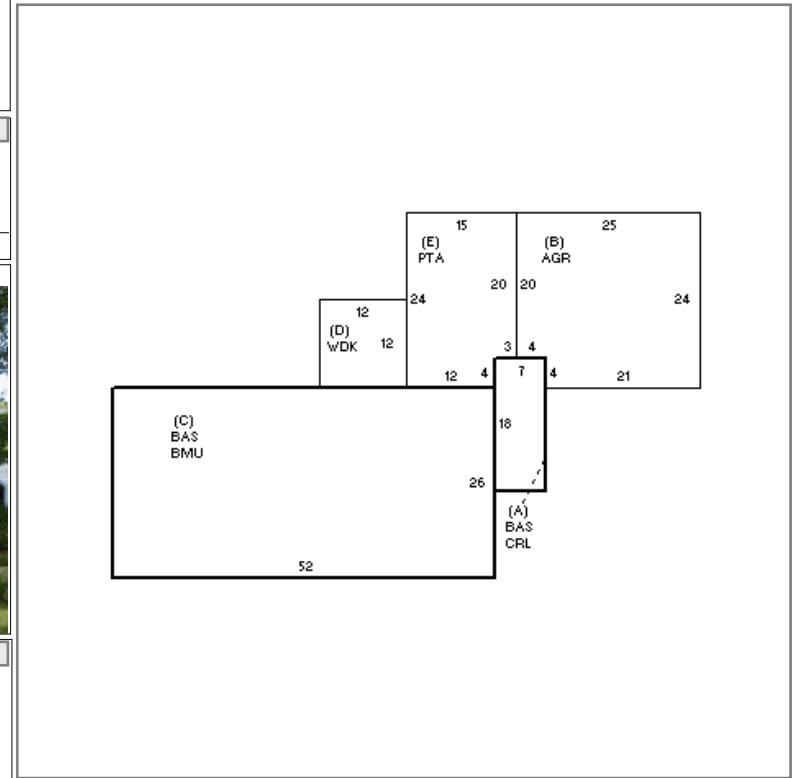
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,860	9	1.00	100	1.00	100	1.00	294,625	1.80	A	1.00	BA+	1.25			229,030

TOTAL	18,861 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	229,000	202,700
Infl1	AVG		BUILDING	293,700	259,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	522,700	462,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/28/2008
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/28/2008	JH
MODEL	1		RESIDENTIAL	LIST	8/28/2008	JH
STYLE	1	0.95	RANCH [100%]	REVIEW	9/9/2008	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1976	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	381,418
NET AREA	1,478	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	CRL	N	BSMT CRAWL	126		34.43	4,338		
\$NLA(RCN)	\$258	OVERALL	0.990	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,478	1976	184.34	272,460		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	584		62.10	36,269		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	1,352		32.10	43,402		
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	144		39.71	5,718		
				INT. FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	348		13.66	4,755		
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1			8,056.90	8,057		
				FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	3			2,140.00	6,420		
				USE	0		1.00										

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

EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77

RCNLD	\$293,700
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