Key: 7508

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,664

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ROBERT DEREK S 30 HOWARD AVE BOURNE, MA 02532	35.1-109-0	30 HOWARD AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ROBERT DEREK S	06/12/2014	H		28198-260
ROBERT DEREK S &	04/12/2006	QS	324,000	20909-285
MARTEL EDWARD F	04/22/2005	QS	275,000	()

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

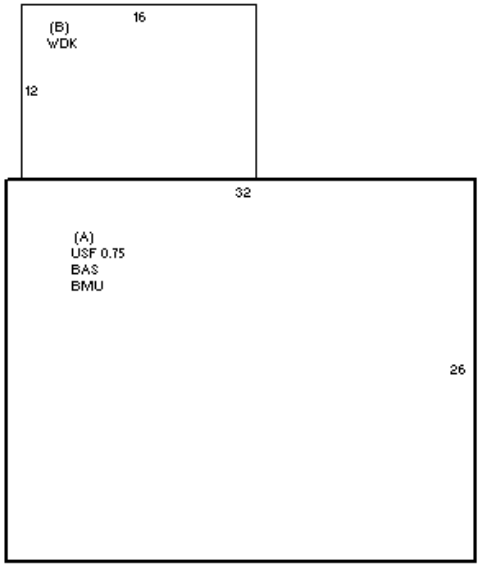
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
151081	11/23/2015	14	SOLAR	6,000			100	100
13725	10/22/2013	4	DETACH.STRUC		09/08/2016	TL	100	100
11727	11/16/2011	4	DETACH.STRUC	950	09/08/2016	TL	100	100
11656	10/21/2011	10	WOODSTOVE	200	12/12/2011		100	100
07565	09/17/2007	3	ALT/RENO	2,200	09/08/2008	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,257	9 1.00	100 1.00	100 1.00	247,485	2.28	A 1.00	R05 1.05			184,800

TOTAL	14,244 SF	ZONING	1	FRNT	0
Nbhd	MO BCH	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	184,800	163,600
BUILDING	252,600	223,600
DETACHED	7,400	7,000
OTHER	0	0
TOTAL	**444,800**	**394,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	10 X 12		144	16.42	2,100
SHF	+ 1.10	10 0.90	12 X 22	2013	264	16.76	4,000
SHF	A 1.00	A 0.75	10 X 10		100	16.90	1,300

PHOTO 09/08/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/8/2008	TL
LIST	9/8/2008	TL
REVIEW	9/8/2016	TL

YEAR BLT	1978	SIZE ADJ	1.015
NET AREA	1,456	DETAIL ADJ	1.000
$NLA(RCN)	$225	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	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	1	WOOD SHINGLE	1.02
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	BMU	N	BSMT UNFINISHED	832		41.08	34,181
A	BAS	L	BASE AREA	832	1978	223.42	185,885
A	USF	L	UPPER STORY FIN	624	1978	122.51	76,443
B	WDK	N	WOOD DECK	192		39.41	7,567
	F21	O	FPL 2S 1OP	1		9,924.70	9,925
	FIX	O	XTRA FIXTURES	3		2,399.40	7,198
	WPL	O	WHIRLPOOL	1		6,916.50	6,917

TOTAL RCN	328,116

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		$252,600