

Key: 7641

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.796

LEGALS

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|--------------|--|--|--|
| PARKER SEAN K ETUX JILL DIOTTE PARKER 29 TARA TERRACE BOURNE, MA 02532 | | | | 35.2-87-0 | | | | 29 TARA TERR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| PARKER SEAN K ETUX | | | | 04/12/2019 | L | 325,249 | 31950-21 | | | | |
| VIEIRA JESSICA | | | | 08/17/2018 | F | 1 | 31470-257 | | | | |
| VIEIRA DEREK ETUX | | | | 01/26/2015 | QS | 310,000 | 28651-94 | | | | |

| 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-20-6 | 05/23/2020 | 3 | ALT/RENO | 6,500 | | | 100 | 100 |
| 19292 | 04/17/2019 | 3 | ALT/RENO | 1,250 | 07/28/2020 | | 100 | 100 |
| 910296 | 07/01/1991 | 8 | POOL | 12,995 | 03/01/1992 | HS | 100 | 100 |

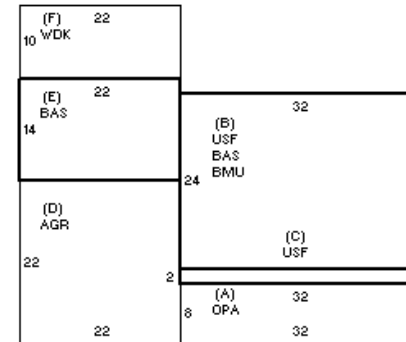
| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|-----|------|-----|----|------------|-----------|
| 100 | S | 20,104 | 9 | 1.00 | 100 | 1.00 | 100 | 1.00 | | | | 185,170 |

| TOTAL | 20,125 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|--------------|----------------|----------------|----------|---------|----------|
| Nbhd | MO BCH | NOTE | LAND | 185,200 | 163,900 | | | |
| Infl1 | AVG | | BUILDING | 349,300 | 309,100 | | | |
| N_Index | AVG | | DETACHED | 15,800 | 15,000 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 550,300 | 488,000 | | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | |
|-----|------|------|----------|---------|-------|-----------|-------|--------|
| IPG | G | 1.20 | A 0.75 | 16 X 36 | 1991 | 576 | 33.49 | 14,500 |
| PDK | A | 1.00 | A 0.75 | 10 X 14 | | 140 | 12.20 | 1,300 |



| BUILDING | CD | ADJ | DESC | MEASURE | 10/8/2018 | TL |
|----------|----|------|-------------------|---------|------------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 10/18/2018 | TL |
| STYLE | 5 | 1.00 | COLONIAL [100%] | REVIEW | 7/28/2020 | TL |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |



| YEAR BLT | 1984 | SIZE ADJ | 1.010 |
|------------|-------|------------|-------|
| NET AREA | 1,908 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$229 | OVERALL | 1.090 |

| ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|-----------------|----|----------------|------|-----|-----|---|-----------------|-------|------|-----------|---------|
| FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | OPA | N | OPEN PORCH | 256 | | 64.79 | 16,586 |
| EXT COVER | 1 | WOOD SHINGLE | 1.02 | B | BMU | N | BSMT UNFINISHED | 768 | | 50.68 | 38,919 |
| ROOF SHAPE | 1 | GABLE | 1.00 | + | USF | L | UPPER STORY FIN | 832 | 1984 | 118.51 | 98,602 |
| ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | D | AGR | N | ATT GARAGE | 484 | | 68.04 | 32,932 |
| FLOOR COVER | 1 | HARDWOOD | 1.02 | + | BAS | L | BASE AREA | 1,076 | 1984 | 211.33 | 227,396 |
| INT. FINISH | 2 | DRYWALL | 1.00 | F | WDK | N | WOOD DECK | 220 | | 28.51 | 6,273 |
| HEATING/COOLING | 10 | HOT/COOL WATER | 1.05 | F11 | O | | FPL 1S 1OP | 1 | | 8,827.00 | 8,827 |
| FUEL SOURCE | 1 | OIL | 1.00 | FIX | O | | XTRA FIXTURES | 3 | | 2,344.57 | 7,034 |
| USE | 0 | | 1.00 | | | | | | | | |

| TOTAL RCN | 436,570 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | G |
| BATHS | A |
| HEAT | A |
| ELECT | A |
| EFF.YR/AGE | 1999 / 23 |
| COND | 20 20 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 20 % GD 80 |
| RCNLD | \$349,300 |