Key: 7663

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,818

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DUCE THOMAS D ETUX SUSAN M PELLETIER 62 TARA TERRACE BOURNE, MA 02532	35.2-109-0	62 TARA TERR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DUCE THOMAS D ETUX	10/30/2003	QS	340,000	17866-158
STENSON MARION L TR	09/03/2003	F	1	17575-120
DOOLEY CATHERINE R &	05/15/1998	F	1	11431-278

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

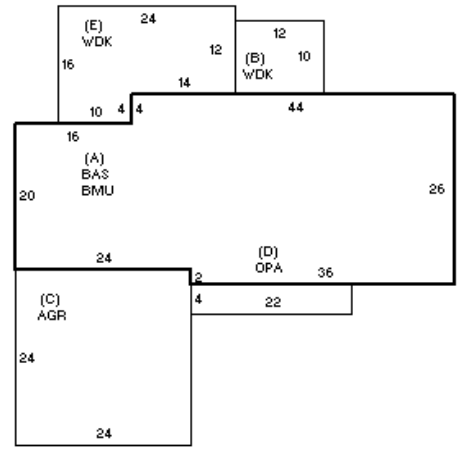
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-726	10/06/2021	3	ALT/RENO	2,242			100	100
980478	08/12/1998	3	ALT/RENO	4,000	03/19/1999	JS	100	100
970613	12/04/1997	1	NEW CONSTRUC	60,000	05/13/1998	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,884	9 1.00	100 1.00	100 1.00	235,700	1.48	A 1.00	R04 1.00			191,100

TOTAL	23,871 SF	ZONING	1	FRNT	0
Nbhd	MO BCH	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	191,100	169,100
BUILDING	329,400	295,100
DETACHED	0	0
OTHER	0	0
TOTAL	**520,500**	**464,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/20/2013

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/20/2013	JB
LIST	5/13/1998	REF
REVIEW	3/3/2014	JB

YEAR BLT	1997	SIZE ADJ	1.015
NET AREA	1,448	DETAIL ADJ	1.000
$NLA(RCN)	$281	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	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
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	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,448		34.39	49,794
A	BAS	L	BASE AREA	1,448	1997	197.47	285,939
+	WDK	N	WOOD DECK	448		22.99	10,300
C	AGR	N	ATT GARAGE	576		66.53	38,320
D	OPA	N	OPEN PORCH	88		77.35	6,807
	F11	O	FPL 1S 1OP	1		8,630.60	8,631
	FIX	O	XTRA FIXTURES	3		2,292.40	6,877

TOTAL RCN	406,668

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

EFF.YR/AGE	2000 / 22		
COND	19	19 %	
FUNC	0		
ECON	0		
DEPR	19	% GD	81
RCNLD			$329,400