

Key: 7670

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.825

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER							PARCEL ID				LOCATION			
STEWART ROBERT G & MARIANNA STEWART 48 TARA TERR BOURNE, MA 02532							35.2-116-0				48 TARA TERR			
TRANSFER HISTORY							DOS	T	SALE PRICE	BK-PG (Cert)				
STEWART ROBERT G & MCLANE JOHN A ETUX							06/15/2022	QS	730,000	35189-23				
HOOPER JAMES E &							08/04/2015	QS	365,000	29057-49				
							11/25/1997	P	45,000	11081-58				

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	%
18924	10/25/2018	3	ALT/RENO	4,039	05/01/2023	TL	100	100
17275	04/20/2017	15	WOODSTOVE	3,749			100	100
16732	09/02/2016	14	INSULATE/WEA	16,000			100	100
16737	09/02/2016	3	SOLAR	8,150			100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	21,000	9	1.00	100	1.00	100	1.00	235,700	1.64	A	1.00	R04	1.00			186,580

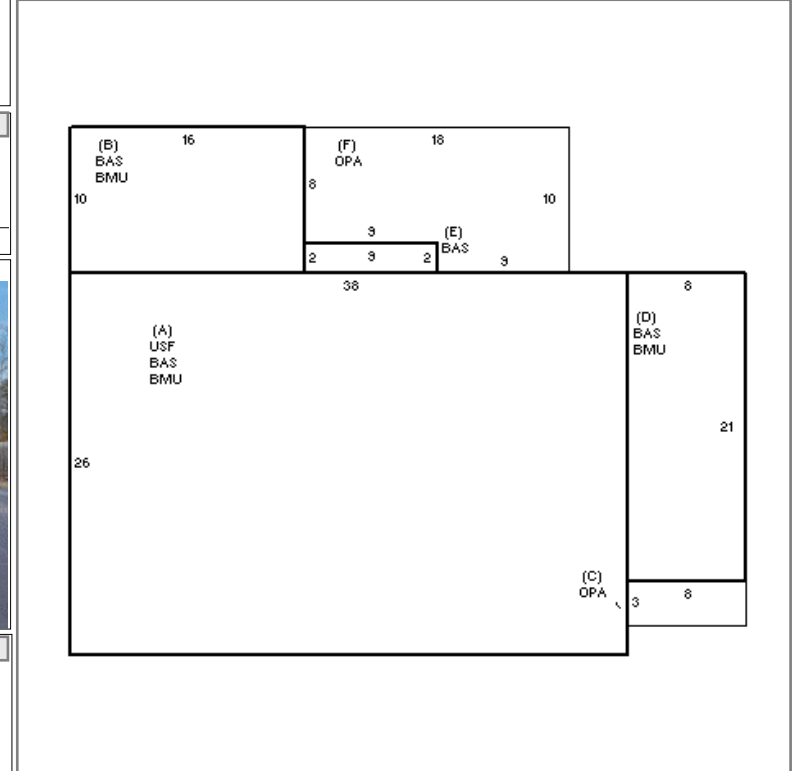
TOTAL	20,996 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	186,600	165,100
Infl1	AVG		LAND	526,800	438,400			
N_Index	AVG		BUILDING	37,900	36,100			
						OTHER	0	0
						TOTAL	751,300	639,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90	12 X 16	1999	192 53.31	9,200
IPG	E	1.90	10 0.90	16 X 32	1998	512 56.46	26,000
PTD	E	1.90	10 0.90		1998	400 7.59	2,700



BUILDING	CD	ADJ	DESC	MEASURE	7/1/2022	RP
MODEL	1		RESIDENTIAL	LIST	7/1/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/1/2023	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1997	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,322	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,316		36.75	48,358
\$NLA(RCN)	\$227	OVERALL	1.090	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	988	1997	123.82	122,335
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	186		75.18	13,983
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,334	1997	216.22	288,439
				FLOOR COVER	1	HARDWOOD	1.02		BMF	N	BSMT FINISH	500		50.40	25,198
				INT. FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		9,222.50	9,223
				HEATING/COOLING	11	HT WATER CL AIR	1.05		FIX	O	XTRA FIXTURES	5		2,449.52	12,248
				FUEL SOURCE	1	OIL	1.00		WPL	O	WHIRLPOOL	1		7,061.20	7,061
				USE	0		1.00								



CAPACITY			UNITS	ADJ
STORIES	2	1.00		
ROOMS	6	1.00		
BEDROOMS	3	1.00		
BATHROOMS	2	1.00		
FIXTURES	10	1.00		
GARAGE CAPACITY	1	1.00		
% BSMT FINISH	0	1.00		
# OF HALF BATHS	1	1.00		
# OF UNITS	1	1.00		

TOTAL RCN	526,845
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	A
EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$526,800