**Key: 7674**

# Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,829

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| MORIARTY KATHLEEN B<br>34 TARA TERR<br>BOURNE, MA 02532-3882 | 35.2-120-0 | 34 TARA TERR |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| MORIARTY KATHLEEN B | 09/16/2014 | F | 100 | 28384-145 |
| MORIARTY JOHN E & | 06/05/2000 | QS | 194,900 | 13052-267 |
| HOBAN JACQUELYN TR OF | 12/22/1999 | G | 149,000 | 12738-16 |

| 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 | % |
|---|---|---|---|---|---|---|---|---|
| 17148 | 03/03/2017 | 14 | SOLAR | 18,000 | | | 100 | 100 |
| 940348 | 07/26/1994 | 6 | FENCE | 7,500 | 04/13/1995 | 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 | 21,000 | 9 1.00 | 100 1.00 | 100 1.00 | 235,700 | 1.64 | A 1.00 | R04 1.00 | | | 186,580 |

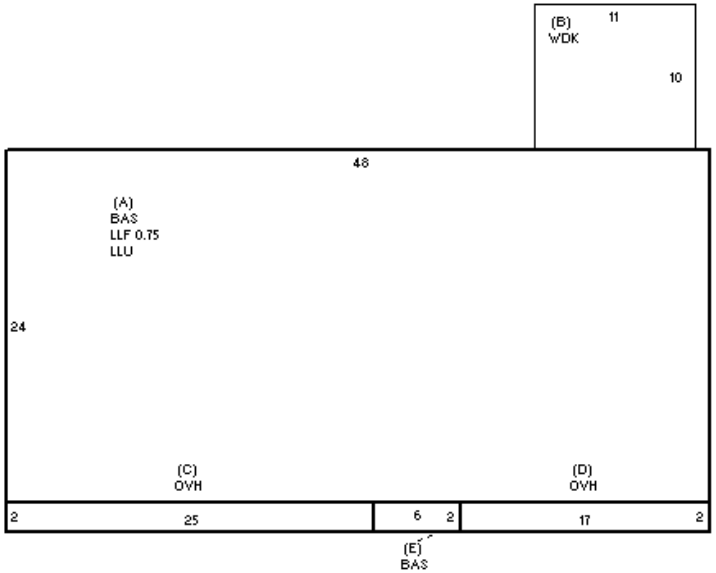
| TOTAL | 20,996 SF | ZONING | 1 | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | MO BCH | NOTE | | | |
| Infl1 | AVG | | | | |
| N_Index | AVG | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 186,600 | 165,100 |
| BUILDING | 284,000 | 254,600 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **470,600** | **419,700** |

## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 10/30/2013




## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 2 | 1.00 | RAISED RANCH [100%] |
| QUALITY | A | 1.00 | AVERAGE [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| MEASURE | 10/30/2013 | TL |
|---|---|---|
| LIST | 10/30/2013 | TL |
| REVIEW | 10/30/2013 | TL |

BLDG COMMENTS

| YEAR BLT | 1988 | SIZE ADJ | 1.005 |
|---|---|---|---|
| NET AREA | 2,112 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $175 | OVERALL | 1.040 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1 | 1.00 |
| ROOMS | 8 | 1.00 |
| BEDROOMS | 5 | 1.00 |
| BATHROOMS | 2 | 1.00 |
| FIXTURES | 10 | 1.00 |
| GARAGE CAPACITY | 2 | 1.00 |
| % BSMT FINISH | 0 | 1.00 |
| # OF HALF BATHS | 1 | 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 | 3 | W/W CARPET | 1.00 |
| 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 | LLU | N | LOWER LEVEL UNF | 1,152 | | 33.49 | 38,577 |
| A | LLF | L | LOWER LEVEL FIN | 864 | 1988 | 56.99 | 49,239 |
| B | WDK | N | WOOD DECK | 110 | | 41.30 | 4,544 |
| + | OVH | L | OVERHANG | 84 | 1988 | 189.28 | 15,900 |
| + | BAS | L | BASE AREA | 1,164 | 1988 | 200.64 | 233,548 |
| | BMG | O | BSMT GARAGE | 1 | | 7,450.20 | 7,450 |
| | F11 | O | FPL 1S 1OP | 1 | | 8,380.40 | 8,380 |
| | FIX | O | XTRA FIXTURES | 5 | | 2,225.86 | 11,129 |

| TOTAL RCN | 368,768 |
|---|---|

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

| EFF.YR/AGE | 1997 / 25 | | |
|---|---|---|---|
| COND | 22 | 22 % | |
| FUNC | 1 | | |
| ECON | 0 | | |
| DEPR | 23 | % GD | 77 |
| RCNLD | | | $284,000 |