

Key: 7689

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.844

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER							PARCEL ID				LOCATION			
FITZPATRICK JAMES J 3 SANFORD STREET BOURNE, MA 02532							35.2-135-0				63 TARA TERR			
TRANSFER HISTORY							DOS	T	SALE PRICE	BK-PG (Cert)				
FITZPATRICK JAMES J							12/28/2012	QS	319,500	(199275)				
HATTON THOMAS M &							01/14/1999	QS	174,900	(151698)				
CIMENO J. SCOTT, TRUSTEE							01/13/1999	QS	45,000	(151681)				
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	22,213 9	1.00	100	1.00	235,700	1.57	A	1.00	R04	1.00	188,470		

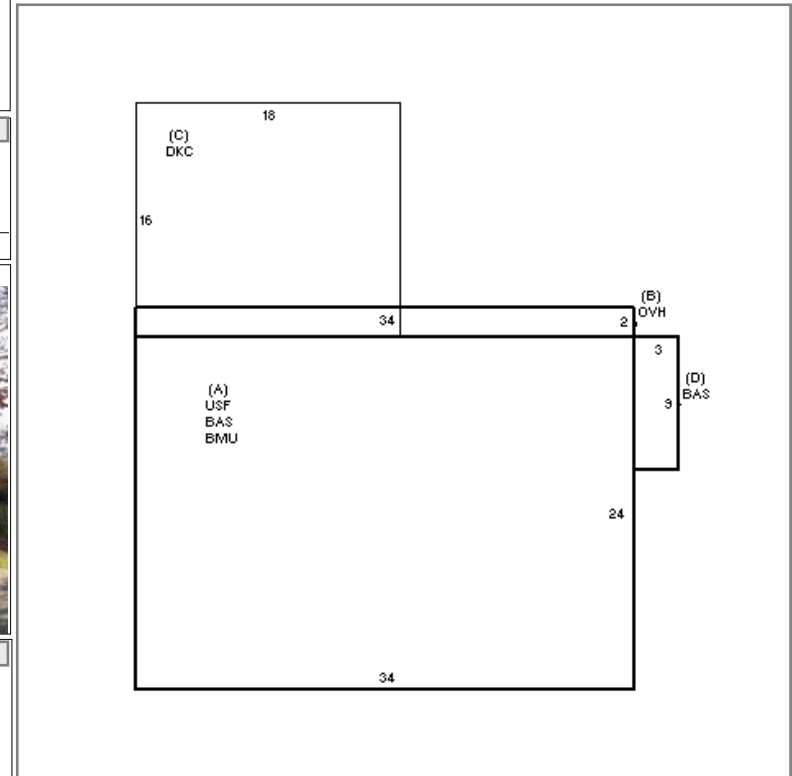
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
EXB-21-283	04/21/2021	3	ALT/RENO	4,800			100 100
B-20-50	04/28/2020	14	SOLAR	2,816			100 100
		12	CYCLICAL		06/30/2016	TL	100 100
09060	03/09/2009	9	DECK	11,500	09/13/2013	DB	100 100
200728	11/10/2000	4	DETACH.STRUC	1,700	05/14/2001	TL	100 100

TOTAL	22,216 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	188,500	166,800
Infl1	AVG		LAND BUILDING	353,300	312,600			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
						TOTAL	543,600	481,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	10 X 12		120	16.42
							1,800



BUILDING	CD	ADJ	DESC	MEASURE	2/24/2014	JB
MODEL	1		RESIDENTIAL	LIST	5/27/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/27/2021	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1998	SIZE ADJ	1.010
NET AREA	1,727	DETAIL ADJ	1.000
\$NLA(RCN)	\$238	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		8	1.00
BEDROOMS		4	1.00
BATHROOMS		1	1.00
FIXTURES		8	1.00
GARAGE CAPACITY		0	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	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	816		40.99	33,449
A	USF	L	UPPER STORY FIN	816	1998	121.01	98,747
B	OVH	L	OVERHANG	68	1998	203.58	13,844
C	DKC	N	DECK-COMPOSITE	288		70.58	20,328
+	BAS	L	BASE AREA	843	1998	222.92	187,922
	BMF	N	BSMT FINISH	800		49.25	39,403
	F21	O	FPL 2S 1OP	1		9,902.50	9,903
	FIX	O	XTRA FIXTURES	3		2,394.03	7,182

TOTAL RCN	410,776
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	2005 / 17
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86
RCNLD	\$353,300