

Key: 7691

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.846

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COONEY LORI E & ANDREW W TRS 2020 COONEY FAM LIVING TRUST 67 TARA TERRACE BOURNE, MA 02532				35.2-137-0				67 TARA TERR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COONEY LORI E & ANDREW W				05/01/2020	F	10	(222408)				
COONEY ANDREW W &				04/08/1999	QS	177,500	(152650)				
DIGIANO JOHN &				11/21/1994	QS	45,000	(135610)				

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 %
20042	01/10/2020	3	ALT/RENO	5,000	04/27/2021	TL	100 100
12257	04/19/2012	14	SOLAR	4,742	06/26/2013		100 100
04528	07/13/2004	2	ADDITIONS	166,200	09/23/2008	TL	100 100
950061	02/09/1995	1	NEW CONSTRUCT	42,000	06/17/1997	JC	100 100

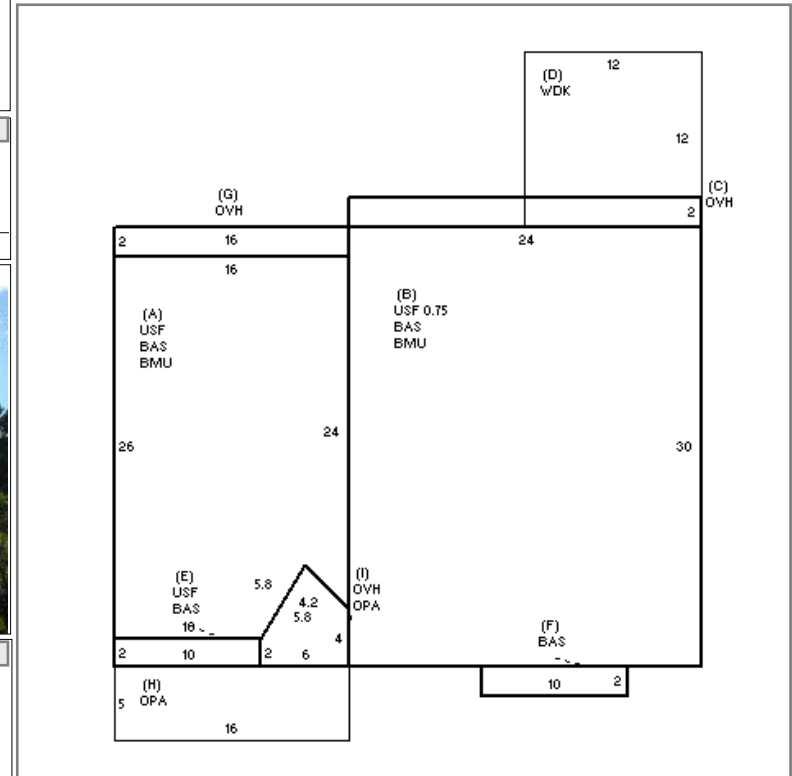
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,648 9	1.00	100	1.00	235,700	1.67	A	1.00	R04	1.00	186,020
TOTAL	20,647 SF		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS			
Nbhd	MO BCH		NOTE	LAND	186,000	164,600	BUILDING	448,500	401,700			
Infl1	AVG			DETACHED	0	0	OTHER	0	0			
N_Index	AVG			TOTAL	634,500	566,300						

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	7/14/2017	BC
MODEL	1		RESIDENTIAL	LIST	4/27/2021	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/10/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1995	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	553.656		
NET AREA	2,226	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,118		44.25	49,474	CONDITION ELEM	CD		
\$NLA(RCN)	\$249	OVERALL	1.150	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	418	2004	130.64	54,607	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	540	1995	130.64	70,544	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OVH	L	OVERHANG	48	1995	219.78	10,549	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	144		47.95	6,905	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,158	1995	232.96	269,766	HEAT	A		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	+	OVH	L	OVERHANG	62	2004	219.77	13,626	ELECT	A		
				FUEL SOURCE	2	GAS	1.00	+	OPA	N	OPEN PORCH	110		83.26	9,159				
				USE	0		1.00	BGF	N	BSMT GOOD FINIS	500		68.36	34,181					
												BMG	O	BSMT GARAGE	1	8,650.10	8,650		
												F21	O	FPL 2S 1OP	1	10,690.10	10,690		
												FIX	O	XTRA FIXTURES	6	2,584.43	15,507		



CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	0	1.00

EFF.YR/AGE	2000 / 22
COND	19 19 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$448,500