

Key: 7696

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.851

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|---|---|----------|------|------------|---------|------------|--------------|--------------------|------|-----|------------|-----------|
| LYNCH JUDITH CATHERINE PO BOX 1373 POCASSET, MA 02559 | | | | 37.0-2-0 | | | | 36 BEACON POINT RD | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| LYNCH JUDITH CATHERINE | | | | 12/11/2019 | N | | 32536-96 | | | | | |
| LYNCH RICHARD D & JUDITH | | | | 01/15/2019 | F | 1 | 31781-308 | | | | | |
| LYNCH RICHARD D | | | | 06/30/2000 | F | | 13104-299/00 | | | | | |
| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 12,040 | 11 | 1.00 | 100 | 1,414,200 | 2.65 | A | 1.00 | BSP | 6.00 | 1,035,100 |

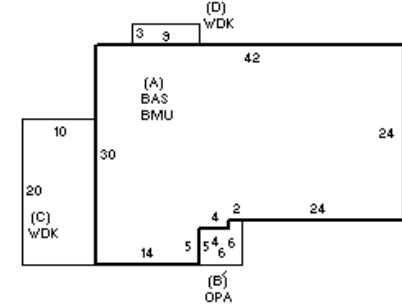
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD |
|------------|------------|---------------|--------------|--------|-------|----|---------|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st % |
| EXB-22-486 | 08/03/2022 | 3 | ALT/RENO | 7,500 | | | 100 100 |
| EXB-21-141 | 03/08/2021 | 15 | INSULATE/WEA | 4,935 | | | 100 100 |
| EXB-20-488 | 12/02/2020 | 10 | WOODSTOVE | 5,000 | | | 100 100 |
| 18085 | 02/05/2018 | 3 | ALT/RENO | 6,500 | | | 100 100 |
| 16490 | 06/13/2016 | 15 | INSULATE/WEA | 3,846 | | | 100 100 |

LAND

| | | | | | | | | |
|---------|-----------|--------|----------|---------|---------|-----------|-----------|----------|
| TOTAL | 12,023 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | POC | NOTE | | | LAND | 1,035,100 | 916,100 | |
| Infl1 | AVG | | BUILDING | 192,200 | 170,100 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | TOTAL | 1,227,300 | 1,086,200 | |

DETACHED

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



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 5/1/2018 | TL |
|----------|----|------|-------------------|---------|----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 5/1/2018 | TL |
| STYLE | 1 | 0.95 | RANCH [100%] | REVIEW | | |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

G

| YEAR BLT | 1968 | SIZE ADJ | 1.015 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 266,935 | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|--|
| NET AREA | 1,096 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,096 | | 35.90 | 39,349 | CONDITION ELEM | CD | |
| \$NLA(RCN) | \$244 | OVERALL | 0.970 | EXT COVER | 1 | WOOD SHINGLE | 1.02 | A | BAS | L | BASE AREA | 1,096 | 1968 | 189.00 | 207,144 | EXTERIOR | A | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | OPA | N | OPEN PORCH | 32 | | 80.21 | 2,567 | INTERIOR | A | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | + | WDK | N | WOOD DECK | 227 | | 25.50 | 5,788 | KITCHEN | A | |
| | | | | FLOOR COVER | 12 | OTHER | 1.00 | | F11 | O | FPL 1S 1OP | 1 | | 7,894.10 | 7,894 | BATHS | A | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | FIX | O | XTRA FIXTURES | 2 | | 2,096.60 | 4,193 | HEAT | O | |
| | | | | HEATING/COOLING | 1 | FORCED AIR | 1.00 | | | | | | | | | ELECT | O | |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | | | | | | | | | | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1991 / 31 | |
| | | | | | | | | | | | | | | | | COND | 28 28 % | |
| | | | | | | | | | | | | | | | | FUNC | 0 | |
| | | | | | | | | | | | | | | | | ECON | 0 | |
| | | | | | | | | | | | | | | | | DEPR | 28 % GD 72 | |
| | | | | | | | | | | | | | | | | RCNLD | \$192,200 | |