

Key: 7724

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.878

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
SELBY KIMBERLY O TRS OF THE KIMBERLY O SELBY LIVING TRUST 25 SPRING LANE WESTWOOD, MA 02090				37.4-3-0				15 BEVERLY RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
SELBY KIMBERLY O TRS OF T				10/19/2017	F	100	30839-334					
SELBY KIMBERLY O TRS OF 1				10/14/2009	QS	325,000	24093-277					
CASSIDY JAMES I & JUDITH				09/13/1994	F	100	9361-174					

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	%
B-23-138	06/05/2023	3	ALT/RENO	4,000	07/17/2023	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	26,680	11	1.00	100	1.00	100	1.00	589,250	1.35	A	1.00	BA+	2.50			488,740

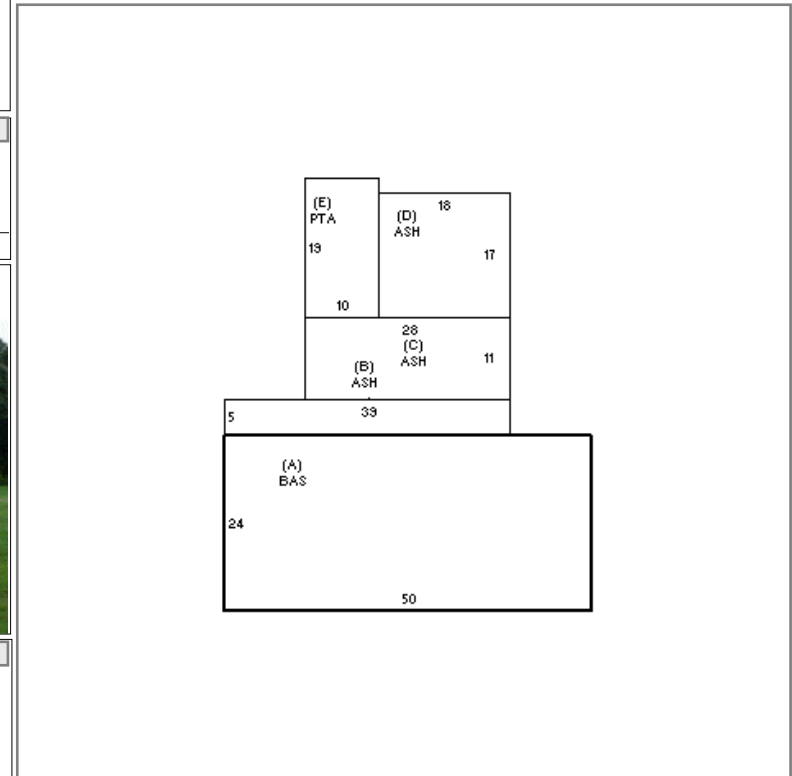
TOTAL	26,659 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE marshviews; pre 1960 was carriage house for	LAND	488,700	380,600			
Infl1	AVG		BUILDING	134,800	119,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		623,500	500,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/7/2022	TL
MODEL	1		RESIDENTIAL	LIST	9/7/2022	TL
STYLE	6	0.70	COTTAGE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1960	SIZE ADJ	1.015
NET AREA	1,200	DETAIL ADJ	1.000
\$NLA(RCN)	\$148	OVERALL	0.670
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	3	1.00	
BEDROOMS	2	1.00	
BATHROOMS	2	1.00	
FIXTURES	10	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	2	SLAB	0.95
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	5	OTHER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	1,200	1960	130.55	156,656
B	ASH	N	ATT SHED	195		15.31	2,985
C	ASH	N	ATT SHED	308		14.17	4,363
D	ASH	N	ATT SHED	306		14.17	4,335
E	PTA	N	PATIO	190		9.60	1,823
	FIX	O	XTRA FIXTURES	5		1,448.24	7,241

TOTAL RCN	177,404
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$134,800