

Key: 7725

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.879

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HOGAN WILLIAM E ETUX C/O HOGAN WILLIAM E & CYNTHIA 555 MASS AVE BOSTON, MA 02118				37.4-4-0				23 BEVERLY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOGAN WILLIAM E & CYNTHIA				01/09/2023	F	1	35585-6				
HOGAN WILLIAM E ETUX				12/20/2002	F	1	16120-283				
HOGAN WILLIAM E &				08/25/1994	QS	122,000	9336-51				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17055	01/23/2017	4	DETACH.STRUC	4,000	03/28/2018	SL	100	100
15311	05/04/2015	3	ALT/RENO		08/01/2017		100	100
12895	12/26/2012	15	INSULATE/WEA	2,000	08/08/2013	DB	100	100
10006	01/11/2010	9	DECK	25,000	08/19/2013	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	14,030	11	1.00	100	1.00	100	1.00	589,250	2.31	A	1.00	BA+	2.50			439,090

TOTAL	14,026 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	439,100	342,000			
Infl1	AVG		BUILDING	168,300	160,700			
N_Index	AVG		DETACHED	2,000	1,900			
			OTHER	28,100	21,000			
			TOTAL	637,500	525,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	10 0.90	8 X 14	2017	112	19.71	2,000

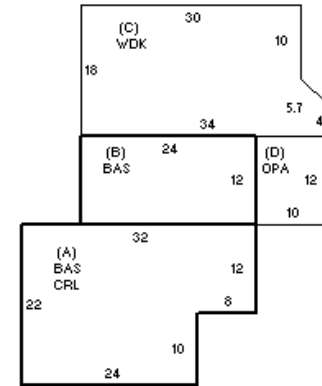


PHOTO	08/21/2023
BLDG COMMENTS	

BUILDING	CD	ADJ	DESC	MEASURE	8/21/2023	SL
MODEL	1		RESIDENTIAL	LIST	8/21/2023	SL
STYLE	1	0.95	RANCH [100%]	REVIEW	10/11/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	912	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	CRL	N	BSMT CRAWL	624		25.94	16,187
\$NLA(RCN)	\$243	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	912	1950	200.25	182,626
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	564		21.57	12,165
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	120		69.29	8,315
				FLOOR COVER	2	SOFTWOOD	1.02		FIX	O	XTRA FIXTURES	1		2,150.90	2,151
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOLING	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								

TOTAL RCN	221,444
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	\$168,300



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LEGAL

CURRENT OWNER						PARCEL ID			LOCATION			
HOGAN WILLIAM E ETUX C/O HOGAN WILLIAM E & CYNTHIA 555 MASS AVE BOSTON, MA 02118						37.4-4-0			23 BEVERLY RD			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)			

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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DETACHED

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	28,100	
Infl1		BUILDING			
N_Index		DETACHED			
TOTAL			OTHER		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING	CD	ADJ	DESC	MEASURE	8/21/2023	SL
MODEL	1		RESIDENTIAL	LIST	8/21/2023	SL
STYLE	6	0.70	COTTAGE [100%]	REVIEW	10/11/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	340	DETAIL ADJ	1.000
\$NLA(RCN)	\$109	OVERALL	0.490
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	1	1.00	
BEDROOMS	1	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	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	6	TILE	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	13	NONE	0.80
FUEL SOURCE	8	NONE	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	340	1960	106.40	36,175
B	ASH	N	ATT SHED	32		12.19	390
C	ASH	N	ATT SHED	32		12.19	390

TOTAL RCN	36,955	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT		
ELECT		
EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$28,100	

