Key: 7910

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,072

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SHERIDAN REBECCA 1003 MONTGOMERY AVE FORT WASHINGTON, PA 19034	38.2-39-0	43 BENNETS NECK DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SHERIDAN REBECCA	12/14/2017	A	330,000	(214932)
SHERIDAN RICHARD E & BER	05/14/2010	F	1	(191398)
SHERIDAN RICHARD E &		XX		00531-0034

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

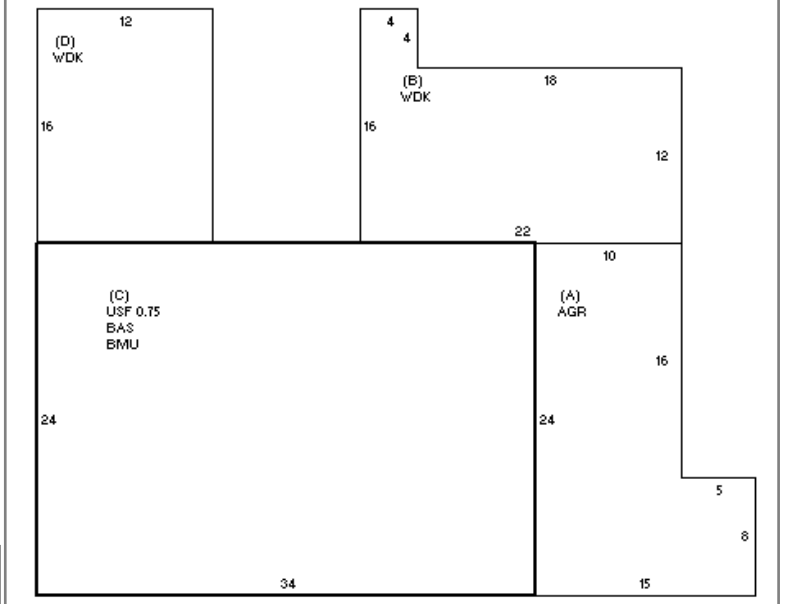
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-22-645	09/29/2022	3	ALT/RENO	32,000	03/07/2023	SL	100	100
EXB-22-492	08/04/2022	15	INSULATE/WEA	4,446			100	100
M-22-29	06/15/2022	3	ALT/RENO	19,900	03/07/2023	SL	100	100
		12	CYCLICAL		08/21/2018	DB	100	100
06383	06/22/2006	10	WOODSTOVE	1,889	08/16/2007	DB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,460	11 1.00	100 1.00	100 1.00	271,055	1.92	A 1.00	R07 1.15			208,180

TOTAL	17,468 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	208,200	176,200
BUILDING	344,900	297,400
DETACHED	1,100	2,000
OTHER	0	0
TOTAL	**554,200**	**475,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	10 X 14		140	16.42	1,100

PHOTO 08/23/2023

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/23/2023	SL
LIST	9/11/2023	SL
REVIEW	9/11/2023	SL

YEAR BLT	1972	SIZE ADJ	1.015
NET AREA	1,428	DETAIL ADJ	1.000
$NLA(RCN)	$284	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	70	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	21	COMBO	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	AGR	N	ATT GARAGE	280		83.31	23,327
+	WDK	N	WOOD DECK	472		25.50	12,034
C	BMU	N	BSMT UNFINISHED	816		43.53	35,517
C	BAS	L	BASE AREA	816	1972	236.70	193,150
C	USF	L	UPPER STORY FIN	612	1972	129.79	79,431
	BMF	N	BSMT FINISH	576		52.30	30,124
	BMG	O	BSMT GARAGE	1		8,508.30	8,508
	F22	O	FPL 2S 2OP	1		11,006.60	11,007
	FIX	O	XTRA FIXTURES	5		2,541.98	12,710

TOTAL RCN	405,808

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	U
ELECT	A

EFF.YR/AGE	2004 / 18	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85
RCNLD		$344,900