Key: 8007

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,170

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COSTELLO DENISE TRS FAHEY REALTY TRUST II 198 PARK ST W ROXBURY, MA 02132	38.3-16-0	15 CENTER ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COSTELLO DENISE TRS FAHEY	10/04/2016	F	10	29985-3
FAHEY WILLIAM J TR OF	04/21/1993	F	100	8535-010

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-20-330	10/01/2020	15	INSULATE/WEA	6,878			100	100

LAND

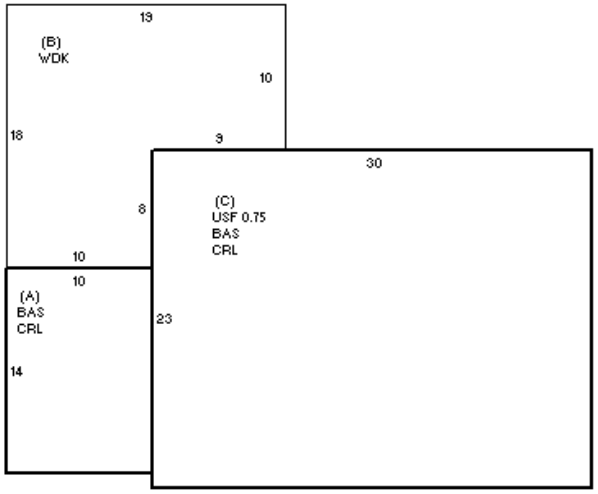
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,875	11 1.00	100 1.00	100 1.00	589,250	2.20	A 1.00	BA+ 2.50			442,420

TOTAL	14,854 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	442,400	344,600
BUILDING	224,300	198,500
DETACHED	1,300	1,800
OTHER	0	0
TOTAL	**668,000**	**544,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	10 X 16		160	15.95	1,300
SHF	A 1.00	50 0.50	6 X 6			0.00	

PHOTO 09/12/2023

BLDG COMMENTS

BUILDING

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

MEASURE	9/12/2023	SL
LIST	9/12/2023	EST
REVIEW	9/12/2023	SL

YEAR BLT	1950	SIZE ADJ	1.015
NET AREA	1,348	DETAIL ADJ	1.000
$NLA(RCN)	$219	OVERALL	1.110

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	9	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	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	2	SOFTWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	CRL	N	BSMT CRAWL	830		22.93	19,030
+	BAS	L	BASE AREA	830	1950	223.42	185,439
B	WDK	N	WOOD DECK	270		29.18	7,879
C	USF	L	UPPER STORY FIN	518	1950	123.97	64,216
	F11	O	FPL 1S 1OP	1		9,033.50	9,034
	FIX	O	XTRA FIXTURES	4		2,399.20	9,597

TOTAL RCN	295,194

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			$224,300