Key: 8024

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,188

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WHITE JAMES B & JENNIFER S WHITE 14 PRESTWICK DR HOPKINTON, MA 01748	38.3-42-0	39 FAIRVIEW RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WHITE JAMES B &	04/30/2020	QS	405,000	32868-206
LEARY KATHLEEN M	11/12/2019	F	1	32460-18
LEARY GEORGE J JR ETUX	07/18/2013	F	1	27552-222

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-23-146	03/13/2023	3	ALT/RENO	1,900			100	100
		3	ALT/RENO		01/17/2023	TL	100	100
B-21-35	04/14/2021	9	DECK	15,600	05/09/2022	TL	100	100
E-21-198	03/16/2021	3	ALT/RENO	1,000	05/09/2022	TL	100	100
PL-21-57	03/01/2021	3	ALT/RENO	2,500	05/09/2022	TL	100	100

LAND

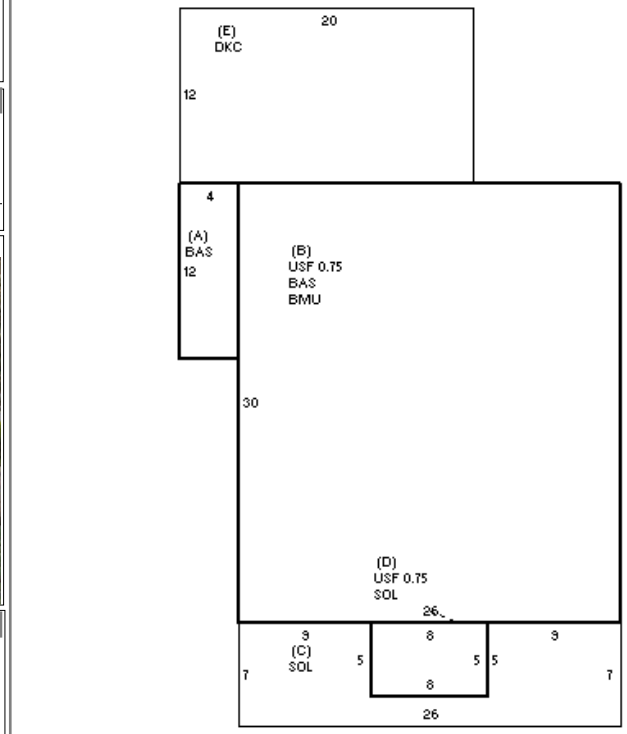
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,500	11 1.00	100 1.00	100 1.00	707,100	6.60	A 1.00	BG- 3.00			482,060

TOTAL	4,487 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	482,100	312,900
BUILDING	280,000	291,200
DETACHED	0	0
OTHER	0	0
TOTAL	**762,100**	**604,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/18/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/16/2019	TL
LIST	5/9/2022	EST
REVIEW	1/17/2023	TL

YEAR BLT	1940	SIZE ADJ	1.015
NET AREA	1,443	DETAIL ADJ	1.000
$NLA(RCN)	$231	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	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	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	2	SOFTWOOD	1.02
INT. FINISH	1	PLASTER	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
+	BAS	L	BASE AREA	828	1940	213.36	176,659
B	BMU	N	BSMT UNFINISHED	780		49.52	38,629
+	USF	L	UPPER STORY FIN	615	1940	116.99	71,947
C	SOL	N	SOLARIUM	142		110.50	15,691
D	SOL	N	SOLARIUM	40		125.26	5,011
E	DKC	N	DECK-COMPOSITE	240		67.55	16,213
	FIX	O	XTRA FIXTURES	4		2,291.13	9,165

TOTAL RCN	333,313

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	V
BATHS	V
HEAT	A
ELECT	A

EFF.YR/AGE	2003 / 19	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD		$280,000