

Key: 8025

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.189

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AND

CURRENT OWNER								PARCEL ID				LOCATION			
CURRAN THOMAS P TRS C/O FAIRVIEW ROAD PROPERTY TRU CAROLINE J SCHOLLMAYER 12 QUAIL RUN RD NORFOLK, MA 02056								38.3-43-0				49 FAIRVIEW RD			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
FAIRVIEW ROAD PROPERTY TR								07/12/2023	F		1 35884-328				
CURRAN THOMAS P								07/12/2023	F		1 35884-317				
CURRAN THOMAS P TRS								10/26/2015	F		29227-57				


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-20-489	12/02/2020	3	ALT/RENO	14,932	04/16/2021		100	100
18497	06/14/2018	3	ALT/RENO	12,700			100	100
890040	01/25/1989	2	ADDITIONS	35,000	01/16/1990	HLD	100	100

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AND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	9,000	11	1.00	100	1.00	100	1.00	707,100	3.44	A	1.00	BG-	3.00				503,240

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TOTAL	9,017 SF		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC		N O T E			LAND	503,200	445,400	
Infl1	AVG			BUILDING	428,900	379,600			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	932,100	825,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/04/2008
SHF	A	1.00	A 8 X 10			0.00			

18 (A) BAS BMF 22 BMU	12 (B) USF BAS BMU 22	(C) USF BAS 20	(D) OPA 22 8
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BUILDING	CD	ADJ	DESC	MEASURE	7/24/2018	TL
MODEL	1		RESIDENTIAL	LIST	7/24/2018	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/11/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1925	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	428,948
NET AREA	1,804	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	660		50.77	33,508	CONDITION ELEM	CD
\$NLA(RCN)	\$238	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	396		64.44	25,519	EXTERIOR	V
				ROOF SHAPE	3	GAMBREL	1.00	+	USF	L	UPPER STORY FIN	704	1925	119.92	84,426	INTERIOR	V
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,100	1925	211.72	232,896	KITCHEN	V
				FLOOR COVER	1	HARDWOOD	1.02	D	OPA	N	OPEN PORCH	160		72.08	11,533	BATHS	V
				INT. FINISH	1	PLASTER	1.00		BMG	O	BSMT GARAGE	1		7,861.60	7,862	HEAT	U
				HEATING/COOLING	1	FORCED AIR	1.00		F21	O	FPL 2S 1OP	1		9,715.60	9,716	ELECT	U
				FUEL SOURCE	2	GAS	1.00		FIX	O	XTRA FIXTURES	10		2,348.78	23,488		
				USE	0		1.00										

EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$428,900