

Key: 8148

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.311

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
RAFUSE WILLIAM H ETUX BARBARA CHRISTO RAFUSE 9 DAWES ROAD LYNN, MA 01902				38.3-174-0				48 COVE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
				12/20/2012	S	297,000		26971-127			
				01/25/1960	N			1067-99			

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	%
10402	07/06/2010	3	ALT/RENO	15,900			100	100
990725	11/22/1999	3	ALT/RENO	16,000	10/20/2000	DB	100	100

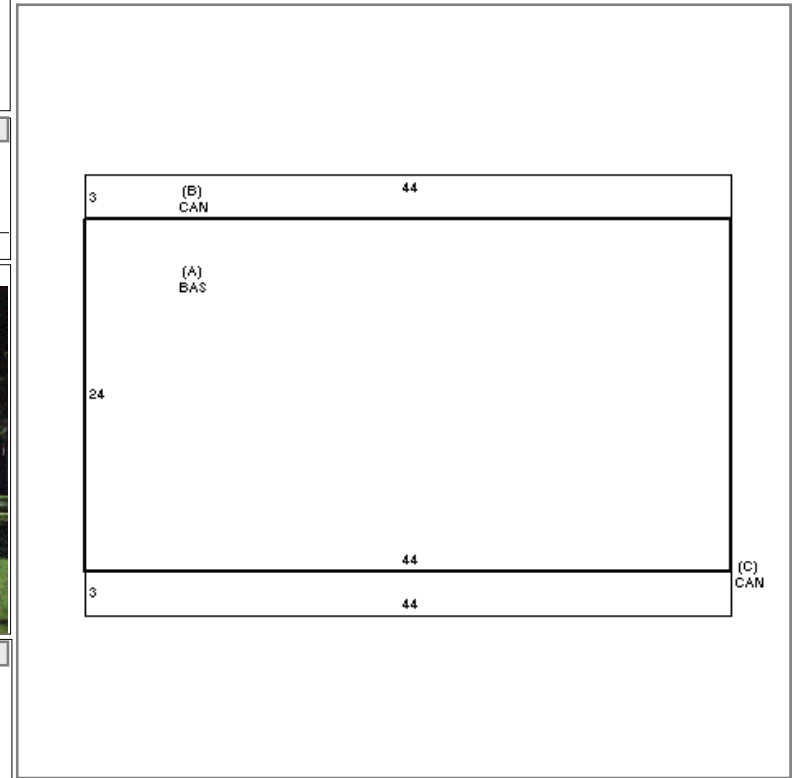
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,100	11	1.00	100	1.00	707,100	3.10	A	1.00	BG- 3.00	508,410

TOTAL	10,106 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E	BASE OF GARAGE IS 15 X 24; LOFT IS 17 X 24 view obstructed			LAND	508,400	450,000
Infl1	AVG		BUILDING	202,100	178,900			
N_Index	AVG		DETACHED	15,800	15,000			
			OTHER	0	0			
			TOTAL	726,300	643,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00 50 0.50	15X24 + 17X2		768	41.10	15,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/7/2021	RP
MODEL	1		RESIDENTIAL	LIST	5/7/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/7/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1960	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	215,012		
NET AREA	1,056	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	1,056	1960	192.90	203,699	CONDITION ELEM	CD		
\$NLA(RCN)	\$204	OVERALL	0.990	EXT COVER	10	VERT BOARD	1.00	B	CAN	N	CANOPY	132		12.33	1,628	EXTERIOR	V		
				ROOF SHAPE	1	GABLE	1.00	C	CAN	N	CANOPY	132		12.33	1,628	INTERIOR	V		
				ROOF COVER	1	ASPH/COMP SHIN	1.00		F11	O	FPL 1S 1OP	1		8,056.90	8,057	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02									BATHS	A		
				INT. FINISH	2	DRYWALL	1.00									HEAT	U		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	U		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																	EFF.YR/AGE	2013 / 9	
																	COND	6 6 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	6 % GD 94	
																	RCNLD	\$202,100	