

Key: 819

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 818

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GOYETTE MICHAEL L TRUSTEE 81 PHILLIPS ROAD REALTY TRUST 10 ROUND HILL ROAD KINGSTON, MA 02364				4.4-71-0				81 PHILLIPS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GOYETTE MICHAEL L TRUSTEE				05/01/2019	F	100	31992-263				
GOYETTE MICHAEL L TRS				05/01/2019	QS	1,000,000	31992-260				
MCLAUGHLIN DARRELL G &				06/21/1988	F	100	6322-97				

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	%
B-23-91	03/30/2023	3	ALT/RENO	80,000	07/18/2023	SL	33	0
		3	ALT/RENO		03/02/2023	SL	100	100
EXB-22-597	09/12/2022	3	ALT/RENO	37,000	07/18/2023	SL	100	100
EXB-20-331	10/03/2020	3	ALT/RENO	31,500			100	100
EXB-20-257	09/11/2020	13	OTHER	20,000			100	100

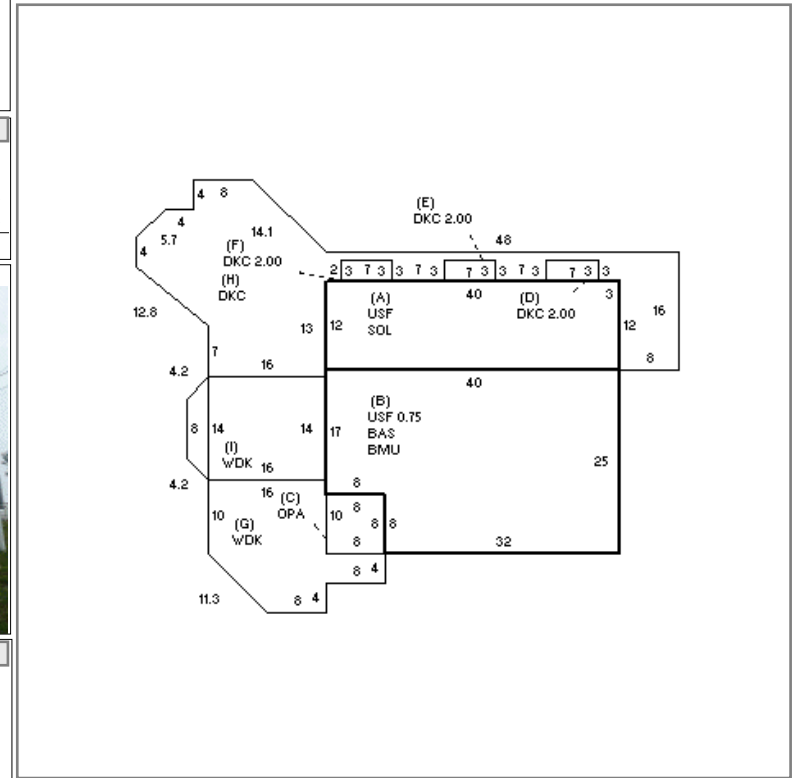
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,230	1	1.00	100	1.00	1.00	1.00	1.00	BSP	6.60	1,223,410

TOTAL	20,230 SF	ZONING	1	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	1,223,400	1,082,700			
Infl1	AVG		BUILDING	509,200	391,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,732,600	1,474,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 12			0.00	



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/2/2023	SL
MODEL	1		RESIDENTIAL	LIST	3/2/2023	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	7/18/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1947	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,118	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	SOL	N	SOLARIUM	480		97.37	46,740
\$NLA(RCN)	\$261	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,182	1947	117.39	138,757
				ROOF SHAPE	6	SALTBOX	1.00	B	BMU	N	BSMT UNFINISHED	936		41.17	38,538
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	936	1947	223.91	209,579
				FLOOR COVER	1	HARDWOOD	1.02	C	OPA	N	OPEN PORCH	64		86.54	5,538
				INT. FINISH	2	DRYWALL	1.00	+	DKC	N	DECK-COMPOSITE	886		69.36	61,453
				HEATING/COOLING	9	WARM-COOL AIR	1.03	+	WDK	N	WOOD DECK	512		24.12	12,348
				FUEL SOURCE	1	OIL	1.00		BMG	O	BSMT GARAGE	2		8,048.35	16,097
				USE	0		1.00		F21	O	FPL 2S 1OP	1		9,946.40	9,946
									FIX	O	XTRA FIXTURES	6		2,404.65	14,428

TOTAL RCN	553,424
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0 uc
ECON	0
DEPR	8 % GD 92
RCNLD	\$509,200