

Key: 8247

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.407

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MURRAY ANN & WILLIAM G MURRAY 24 CANTERBURY DR NORWOOD, MA 02062				38.3-276-0				31 TAHANTO RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MURRAY ANN & ROGERS RANDOLPH E & LINNA				05/26/2021	U	489,250	34152-52				
LINNANE JOAN M				09/24/2001	F	1	14258-180				
				09/24/2001	X		14258-174				

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-23-238	08/25/2023	1	NEW CONSTRUCT	480,000				0
D-23-13	07/03/2023	5	DEMOLITIONS	12,000	02/20/2018	TL		0
		12	CYCLICAL			DB	100	100
940047	02/14/1994	3	ALT/RENO	5,000	05/17/1995	JC	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,500	11	1.00	DCK 1.00	100	1.00					486,770

TOTAL	5,489 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E Chapter 91 license #76-02 Expires 2097	LAND	486,800	430,800			
Infl1	DOCK		BUILDING	146,600	129,800			
N_Index	AVG		DETACHED	32,200	30,700			
			OTHER	0	0			
			<b>TOTAL</b>	<b>665,600</b>	<b>591,300</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PPD	V	1.30	10 0.90	3 X 44	132	235.56	28,000
SHF	A	1.00	50 0.50	5 X 10		0.00	
FLD	V	1.30	10 0.90	4 X 15	60	78.52	4,200



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/2/2008	MR
MODEL	1		RESIDENTIAL	LIST	9/2/2008	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/7/2008	KEO
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	192,950
NET AREA	796	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	796	1920	210.40	167,477	CONDITION ELEM	CD
\$NLA(RCN)	\$242	OVERALL	1.000	EXT COVER	1	WOOD SHINGLE	1.02	B	EPA	N	ENCLOSED PORCH	140		83.92	11,748	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	C	ASH	N	ATT SHED	28		25.35	710	INTERIOR	A
				ROOF COVER	1	ASP/COMP SHIN	1.00	D	WDK	N	WOOD DECK	120		40.31	4,837	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	F11	O	O	FPL 1S 10P	1		8,178.40	8,178	BATHS	A
				INT. FINISH	4	WALL BOARD	0.96									HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1995 / 27													
				COND 24 24 %													
				FUNC 0													
				ECON 0													
				DEPR 24 % GD 76													
				RCNLD \$146,600													

