Key: 8251

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,411

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LEARY EDWARD B PO BOX 50673 NEW BEDFORD, MA 02745	38.3-280-0	5 TAHANTO RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LEARY EDWARD B	05/10/2012	H	100	26320-336
LEARY EDWARD B &	01/04/1988	XX		6101-154

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

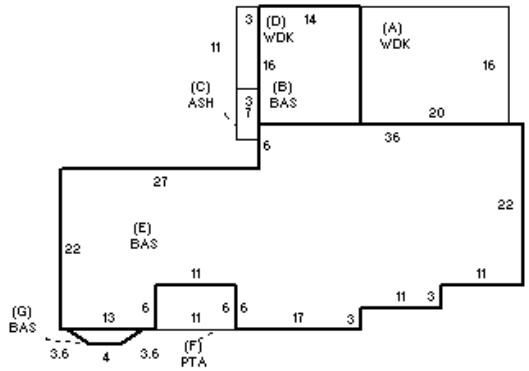
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
950394	08/15/1995	9	DECK	2,800	07/15/1996	JC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,148	11 1.00	100 1.00	100 1.00	707,100	3.39	A 1.00	BG- 3.00			503,940

TOTAL	9,148 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE	ABUTTS PARKING LOT FOR MARINA - WATERVIEWS / map-38.3 parcel 281 merged into map 38.3 parcel 280 for tax purposes		
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	503,900	446,000
BUILDING	272,300	241,000
DETACHED	0	0
OTHER	0	0
TOTAL	**776,200**	**687,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/02/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/2/2008	MR
LIST	9/2/2008	EST
REVIEW	9/8/2008	KEO

YEAR BLT	1937	SIZE ADJ	1.010
NET AREA	1,675	DETAIL ADJ	1.000
$NLA(RCN)	$208	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	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	3	FOUN. WALL	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	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	WDK	N	WOOD DECK	353		22.88	8,076
+	BAS	L	BASE AREA	1,675	1937	193.39	323,936
C	ASH	N	ATT SHED	21		26.62	559
F	PTA	N	PATIO	66		16.02	1,057
	F11	O	FPL 1S 1OP	1		8,588.10	8,588
	FIX	O	XTRA FIXTURES	3		2,281.10	6,843

TOTAL RCN	349,060

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

EFF.YR/AGE	1997 / 25		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD			$272,300