Key: 8301

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,459

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BROSNAN JOSEPH P & HELGA M TRS BROSNAN FAMILY TRUST 3522 FOX TERR PORT CHARLOTTE, FL 33981	38.3-336-0	49 KING PHILLIP RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BROSNAN JOSEPH P & HELGA	05/02/2014	F	100	28121-139
BROSNAN JOSEPH P &		XX		01059-0323

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	%
18780	09/13/2018	3	ALT/RENO	20,000			100	100

LAND

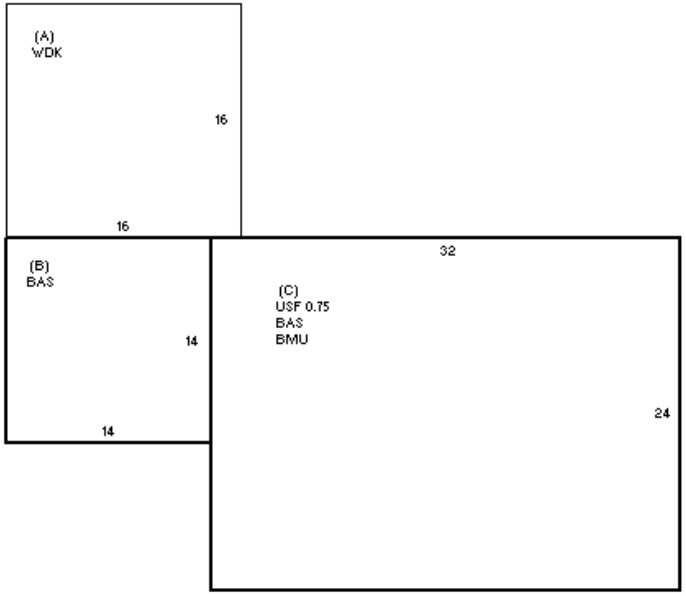
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,600	11 1.00	100 1.00	100 1.00	377,120	2.23	A 1.00	BAV 1.60			282,450

TOTAL	14,593 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	282,500	250,000
BUILDING	281,600	249,200
DETACHED	15,700	15,000
OTHER	0	0
TOTAL	**579,800**	**514,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	A 0.75	24 X 24		576	36.34	15,700

PHOTO 09/02/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/2/2008	JH
LIST	9/2/2008	JH
REVIEW	10/12/2018	TL

YEAR BLT	1940	SIZE ADJ	1.010
NET AREA	1,540	DETAIL ADJ	1.000
$NLA(RCN)	$218	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	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	4	FLR/WALL(FULL)	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	3	WOOD PANEL	0.98
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
A	WDK	N	WOOD DECK	256		28.51	7,299
+	BAS	L	BASE AREA	964	1940	218.31	210,455
C	BMU	N	BSMT UNFINISHED	768		50.68	38,919
C	USF	L	UPPER STORY FIN	576	1940	121.14	69,774
	F11	O	FPL 1S 1OP	1		8,827.00	8,827

TOTAL RCN	335,274

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

EFF.YR/AGE	2003 / 19	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD		$281,600