

Key: 8340

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.498

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CARAS GEORGE C ETUX JUDITH A CARAS 62 ERIN DRIVE TAUNTON, MA 02780				38.4-6-0				322 BARLOWS LANDING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARAS GEORGE C ETUX				07/22/2013	F	1	27558-216				
HANNIGAN LORRAINE TR				06/23/2008	F	1	22997-205				
HANNIGAN LORRAINE M				07/30/1992	QS	115,000	08136-00134				

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	%
13400	06/24/2013	3	ALT/RENO	6,000	04/10/2018	BC	100	100
12557	08/16/2012	3	ALT/RENO	8,000	04/10/2018	BC	100	100

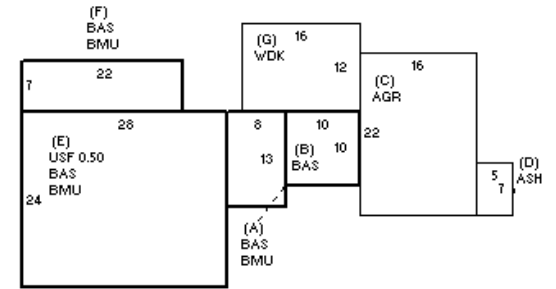
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	13,000	11	1.00	100	1.00	100	1.00	247,485	2.47	A	1.00	R06	1.05				182,730

TOTAL	12,981 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE				LAND	182,700	161,700
Infl1	AVG		BUILDING	265,600	235,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	448,300	396,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/10/2018	BC
MODEL	1		RESIDENTIAL	LIST	4/10/2018	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	8/2/2018	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1970	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	340,556
NET AREA	1,366	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	930		40.71	37,863		
\$NLA(RCN)	\$249	OVERALL	1.100	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,030	1970	214.33	220,760		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	352		77.93	27,430		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	ASH	N	ATT SHED	35		27.75	971		
				FLOOR COVER	13	HARDWOOD-W/W	1.00	E	USF	L	UPPER STORY FIN	336	1970	122.85	41,278		
				INT. FINISH	2	DRYWALL	1.00	G	WDK	N	WOOD DECK	192		39.05	7,498		
				HEATING/COOLING	9	WARM-COOL AIR	1.03		FIX	O	XTRA FIXTURES	2		2,377.60	4,755		
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
																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	\$265,600