

Key: 8351

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.512

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COHEN MARIA PO BOX 17 MONUMENT BEACH, MA 02553				38.4-17-0				7 SYLVAN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
COHEN MARIA				07/24/2020	L	360,000		33101-89			
FEDERAL NATIONAL MORTGAGE				12/19/2019	L	326,665		32560-41			
GROMIL STEPHANE				07/05/2016	QS	308,500		29775-229			

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	%
12739	10/15/2012	3	ALT/RENO	39,000	03/14/2016		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	8,646	11	1.00	100	1.00	100	1.00	247,485	3.57	A	1.00	R06	1.05				175,550

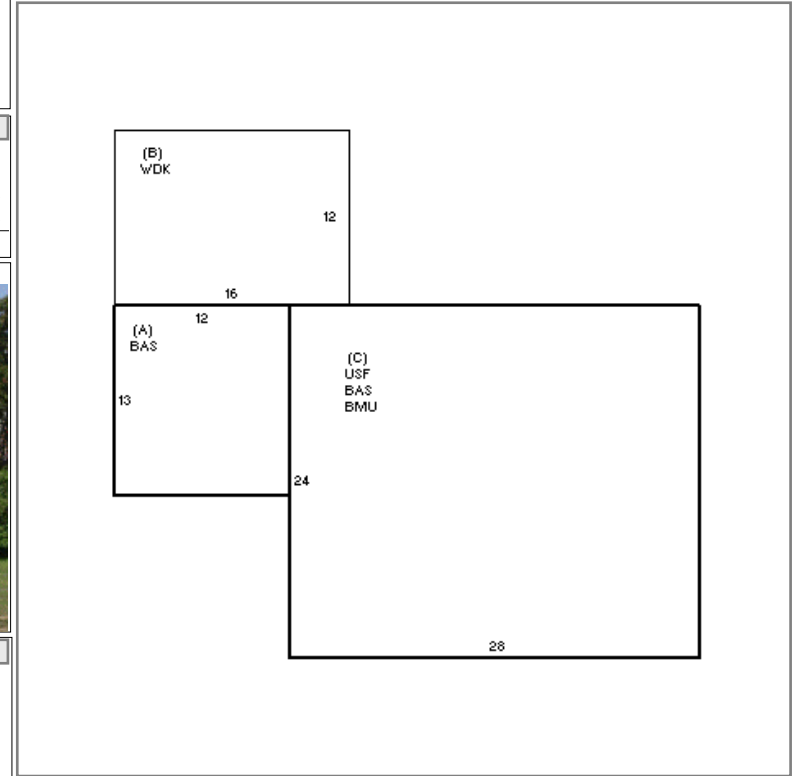
TOTAL	8,625 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	175,600	155,400			
Infl1	AVG		BUILDING	266,000	235,400			
N_Index	AVG		DETACHED	300	300			
			OTHER	0	0			
				TOTAL	441,900	391,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	L	0.90 F	0.60 7X7		49	11.32	300



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/28/2008	RJM
MODEL	1		RESIDENTIAL	LIST	8/28/2008	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/14/2016	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.010
NET AREA	1,500	DETAIL ADJ	1.000
\$NLA(RCN)	\$193	OVERALL	1.010
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	9	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	5	ASBESTOS	0.96
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	828	1950	202.29	167,496
B	WDK	N	WOOD DECK	192		35.68	6,851
C	BMU	N	BSMT UNFINISHED	672		46.96	31,555
C	USF	L	UPPER STORY FIN	672	1950	110.92	74,538
	FIX	O	XTRA FIXTURES	4		2,172.30	8,689

TOTAL RCN	289,129
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
ECON	0
DEPR	8 % GD 92
RCNLD	\$266,000