

Key: 8604

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.769

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER								PARCEL ID				LOCATION			
MURPHY DANIEL & NANCY HALEY-MURPHY 29 PARTRIDGE RD READING, MA 01867								39.0-152-0				18 SPINNAKER LN			
								TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
								MURPHY DANIEL & GODUSKY JASON T & SAN JUA FRANCO JOSE A				11/04/2022	QS	505,000	(231478)
				04/01/2019	QS	349,500	(218985)								
				06/14/1994	H	1	(134093)								

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	%
18088	02/05/2018	3	ALT/RENO		05/15/2023	TL	100	100
17695	09/05/2017	3	ALT/RENO	3,300			100	100
		9	DECK	5,000			100	100

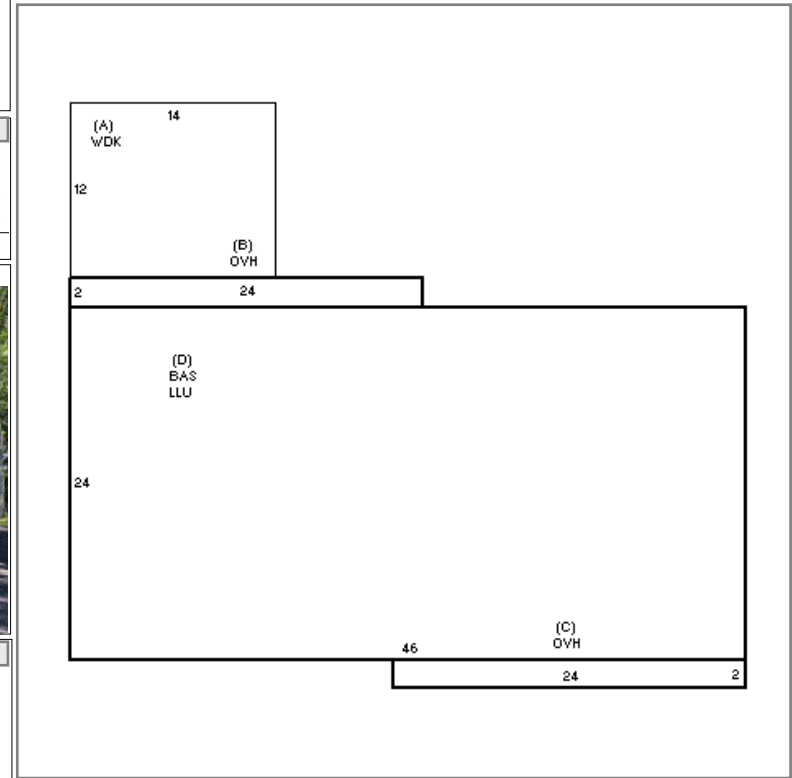
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	31,240	11	1.00	100	1.00	100	1.00	235,700	1.20	A	1.00	R05	1.00			202,640

TOTAL	31,233 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	202,600	179,300			
Infl1	AVG		BUILDING	323,300	261,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	525,900	440,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	L	0.90	40 0.60	8 X 12		0.00	



BUILDING	CD	ADJ	DESC	MEASURE	10/24/2018	TL
MODEL	1		RESIDENTIAL	LIST	10/24/2018	TL
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	5/15/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1981	SIZE ADJ	1.010
NET AREA	1,896	DETAIL ADJ	1.000
\$NLA(RCN)	\$192	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	4	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	10	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	168		37.45	6,291
EXT COVER	1	WOOD SHINGLE	1.02	+	OVH	L	OVERHANG	96	1981	193.89	18,614
ROOF SHAPE	1	GABLE	1.00	D	LLU	N	LOWER LEVEL UNF	1,104		34.30	37,868
ROOF COVER	1	ASPH/COMP SHIN	1.00	D	BAS	L	BASE AREA	1,104	1981	205.52	226,892
FLOOR COVER	6	TILE	1.02	LLF	L	L	LOWER LEVEL FIN	696	1981	66.06	45,979
INT. FINISH	2	DRYWALL	1.00	BMG	O	O	BSMT GARAGE	1		7,631.20	7,631
HEATING/COOLING	2	HOT WATER	1.02	F11	O	O	FPL 1S 1OP	1		8,584.10	8,584
FUEL SOURCE	1	OIL	1.00	FIX	O	O	XTRA FIXTURES	5		2,279.94	11,400
USE	0		1.00								

TOTAL RCN	363,259
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	U
EFF.YR/AGE	2008 / 14
COND	11 11 %
FUNC	0
ECON	0
DEPR	11 % GD 89
RCNLD	\$323,300