

Key: 8606

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.771

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CURRENT OWNER				PARCEL ID				LOCATION							
MEGAS VALERIE 323 PARK STREET SAN FRANCISCO, CA 94110				39.0-154-0				22 SPINNAKER LN							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)								
MEGAS VALERIE				06/11/2015	A	152,344	(206481)								
MEGAS SOTERIA K & HARRIET				12/14/1999	X		(155872)								
MEGAS SOTERIA K					XX		00269-0082								
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	31,660	11	1.00	100	1.00	100	1.00	223,915	1.19	05	0.95R05	1.00		193,150

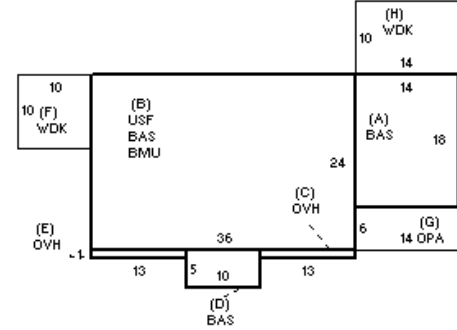
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-948	12/27/2021	3	ALT/RENO	8,819	07/07/2022	SL	100	100
20173	02/20/2020	15	INSULATE/WEA	3,468			100	100
02203	04/16/2002	9	DECK	6,400	02/27/2004	TL	100	100

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TOTAL	31,668 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE EASEMENT	LAND	193,200	170,900			
Infl1	AVG		BUILDING	303,500	268,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	496,700	439,400			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50	8 X 12		0.00	



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BUILDING	CD	ADJ	DESC	MEASURE	7/7/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/7/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/11/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1975	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	394,126		
NET AREA	2,056	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,116	1975	196.78	219,611	CONDITION ELEM	CD		
\$NLA(RCN)	\$192	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	864		37.38	32,297	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	864	1975	110.35	95,345	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OVH	L	OVERHANG	26	1975	185.66	4,827	KITCHEN	A		
				FLOOR COVER	13	HARDWOOD-W/W	1.00	D	BAS	L	BASE AREA	50	1975	196.78	9,839	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	240		26.55	6,372	HEAT	A		
				HEATING/COOLING	1	FORCED AIR	1.00	G	OPA	N	OPEN PORCH	84		73.67	6,189	ELECT	A		
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	9		2,183.01	19,647				
				USE	0		1.00												
																		EFF.YR/AGE	1996 / 26
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$303,500