Key: 9222

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,431

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ROMAN CATHOLIC BISHOP OF FALL RIVER CORP ST JOHN THE EVANGELIST CH P O BOX 1558 POCASSET, MA 02559-1558	43.1-226-0	15 VIRGINIA RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ROMAN CATHOLIC BISHOP		XX		00365-0119

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9610	100	RECTORY/PARSONAGE		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,600	11 1.00	100 1.00	100 1.00	424,260	1.90	A 1.00	R09 1.80			326,240

TOTAL	17,598 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

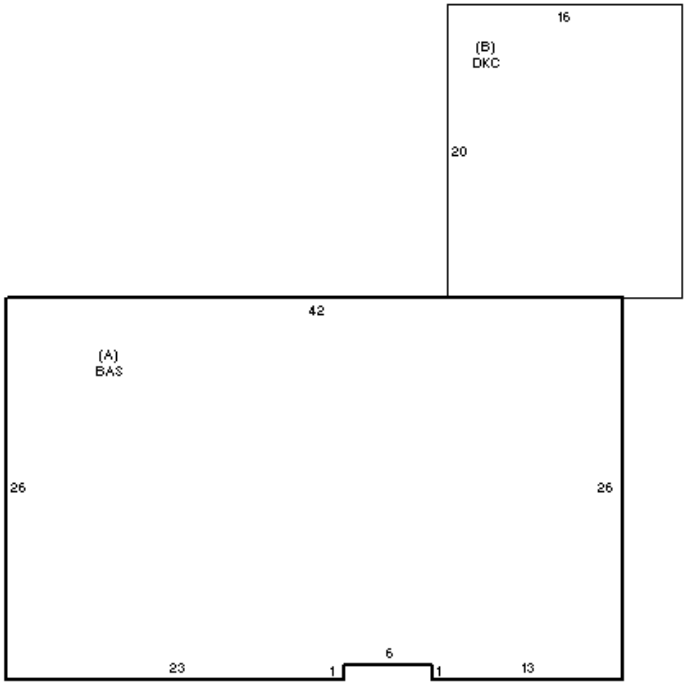
NOTE: 11/2016; Chngd land code 103 to 100, as appears R40 zone & consistency w/other res zone rectories.

ASSESSED	CURRENT	PREVIOUS
LAND	326,200	264,700
BUILDING	238,500	211,100
DETACHED	0	0
OTHER	0	0
TOTAL	**564,700**	**475,800**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/17/2016



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.00	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/17/2016	BC
LIST	11/17/2016	BC
REVIEW	11/17/2016	BC

YEAR BLT	1970	SIZE ADJ	1.005
NET AREA	2,136	DETAIL ADJ	1.000
$NLA(RCN)	$147	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	9	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	100	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	0	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
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	BAS	L	BASE AREA	1,086	1970	200.64	217,898
B	DKC	N	DECK-COMPOSITE	320		65.63	21,000
	LLF	L	LOWER LEVEL FIN	1,050	1970	56.99	59,840
	F11	O	FPL 1S 1OP	1		8,380.40	8,380
	FIX	O	XTRA FIXTURES	3		2,225.93	6,678

TOTAL RCN	313,796

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

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD		$238,500