Key: 9230

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,438

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RHEAUME ELEANOR M TR EMR FAMILY NOMINEE TRUST 18 WOOD STREET ATTLEBORO, MA 02703-1542	43.1-234-0	5 VIRGINIA RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RHEAUME ELEANOR M TR	04/08/2013	F	100	(200027)
RHEAUME ELEANOR	09/28/2010	F		(161702)
RHEAUME ELEANOR	12/14/2009	F		(161702)

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	%
18316	04/25/2018	15	INSULATE/WEA	7,000			100	100
17778	09/25/2017	14	SOLAR	22,211			100	100
14761	09/15/2014	3	ALT/RENO	10,000	11/20/2014		100	100
02262	05/06/2002	3	ALT/RENO	9,300	07/26/2004	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,200	11 1.00	100 1.00	100 1.00	518,540	3.07	A 1.00	BA- 2.20			373,190

TOTAL	10,193 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

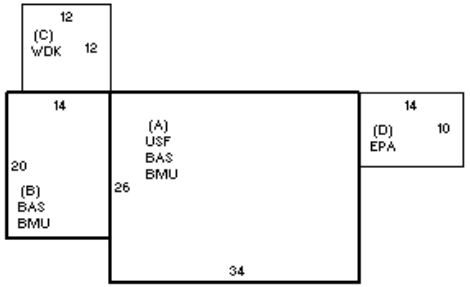
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	373,200	247,700
BUILDING	322,100	285,100
DETACHED	0	0
OTHER	0	0
TOTAL	**695,300**	**532,800**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/04/2011



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/18/2011	TL
LIST	3/18/2011	TL
REVIEW	3/18/2011	TL

YEAR BLT	1972	SIZE ADJ	1.005
NET AREA	2,048	DETAIL ADJ	1.000
$NLA(RCN)	$204	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	2	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	5	ELECTRIC BB	0.98
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,164		37.38	43,510
+	BAS	L	BASE AREA	1,164	1972	196.78	229,057
A	USF	L	UPPER STORY FIN	884	1972	110.35	97,552
C	WDK	N	WOOD DECK	144		40.51	5,833
D	EPA	N	ENCLOSED PORCH	140		84.34	11,807
	BMG	O	BSMT GARAGE	2		7,306.90	14,614
	F22	O	FPL 2S 2OP	1		9,452.40	9,452
	FIX	O	XTRA FIXTURES	3		2,183.13	6,549

TOTAL RCN	418,374

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

EFF.YR/AGE	1996 / 26	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD		$322,100