

Key: 9342

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.558

LEGAL

LAND

DETACHED

BUILDING

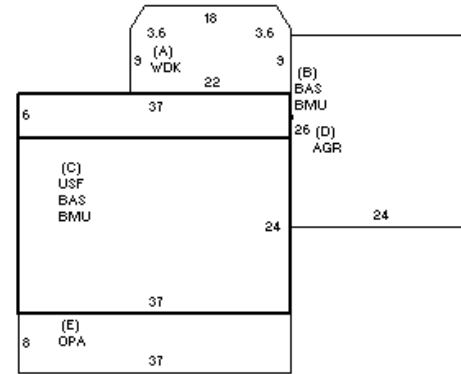
CURRENT OWNER				PARCEL ID				LOCATION			
FRYE RICHARD W 437 HIGH ST COVENTRY, CT 06238				43.3-38-0				18 ISLAND DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRYE RICHARD W				04/08/2022	F	10	(229611)				
FRYE HAZEL A TR OF THE HA				02/05/2007	F	1	(182305)				
FRYE NORWOOD A &					XX		00279-0038				

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	%
B-23-283	10/13/2023	9	DECK	150,000	11/22/2023	SL	100	100
940548	11/07/1994	4	DETACH.STRUC	20,000	05/04/1995	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	10,875	11	1.00	100	1.00	100	1.00	518,540	2.90	A	1.00	BA-	2.20								375,510

TOTAL	10,890 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	375,500	249,300			
Infl1	AVG		BUILDING	352,600	307,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	728,100	556,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	11/27/2023	SL
MODEL	1		RESIDENTIAL	LIST	11/22/2023	SL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/22/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1978	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	446,329	
NET AREA	1,998	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	258		26.68	6,884	CONDITION ELEM	CD	
\$NLA(RCN)	\$223	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	1,110		37.57	41,698	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,110	1978	197.76	219,517	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	USF	L	UPPER STORY FIN	888	1978	110.90	98,480	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	D	AGR	N	ATT GARAGE	624		59.89	37,372	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00	E	OPA	N	OPEN PORCH	296		60.63	17,946	HEAT	A	
				HEATING/COOLING	5	ELECTRIC BB	0.98	F21	O	FPL 2S 1OP	1		9,075.00	9,075	ELECT	A		
				FUEL SOURCE	3	ELECTRIC	1.00	FIX	O	XTRA FIXTURES	7		2,193.89	15,357				
				USE	0		1.00											
				CAPACITY		UNITS	ADJ											
STORIES		2	1.00															
ROOMS		5	1.00															
BEDROOMS		3	1.00															
BATHROOMS		2	1.00															
FIXTURES		12	1.00															
GARAGE CAPACITY		2	1.00															
% BSMT FINISH		0	1.00															
# OF HALF BATHS		0	1.00															
# OF UNITS		1	1.00															
																EFF.YR/AGE	1998 / 24	
																COND	21	21 %
																FUNC	0	uc
																ECON	0	
																DEPR	21	% GD 79
																RCNLD	\$352,600	