

Key: 9470

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.688

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
NOONAN DAVID B & JANE F NOONAN 57 MONTVIEW ST WEST ROXBURY, MA 02132-2325				43.3-192-0				19 PEQUOT AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NOONAN DAVID B & SANDWICH COOP BK				11/26/1997	S	156,000	11084-247				
				08/01/1996	S	175,000	N/A-N/A				
				08/07/1992	A	10	N/A-N/A				

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	%
EXB-22-366	06/15/2022	3	ALT/RENO	33,000	03/20/2023	SL	100	100
EXB-20-477	11/24/2020	15	INSULATE/WEA	6,184			100	100
18205	03/20/2018	3	ALT/RENO	8,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	5,000	11	1.00	100	1.00	100	1.00	518,540	5.97	A	1.00	HCA	2.20			355,230

TOTAL	5,009 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	355,200	314,400			
Infl1	AVG		BUILDING	298,200	251,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL			653,400	565,900				

DETACHED

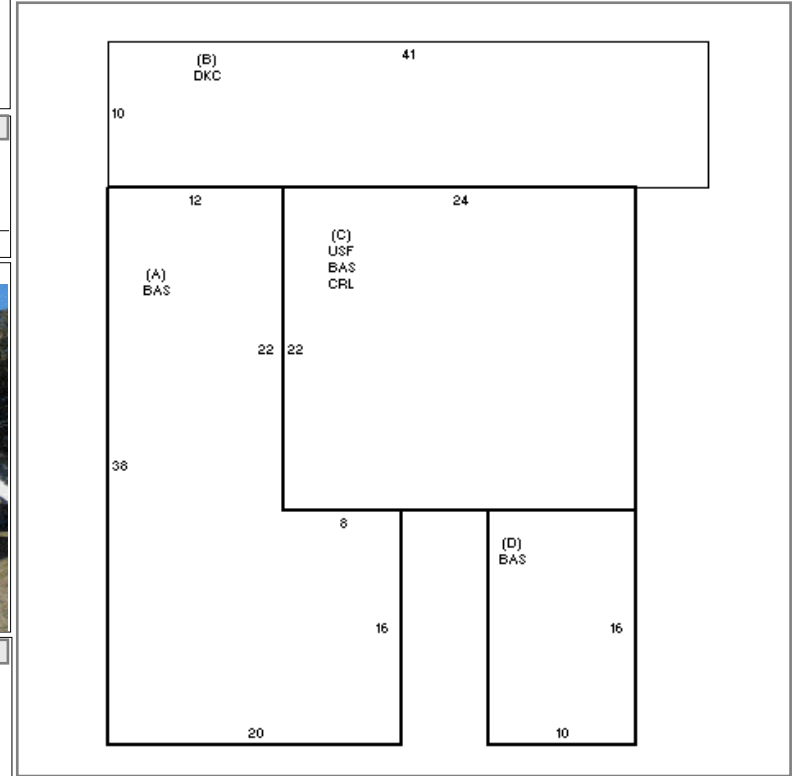
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/20/2023	SL
MODEL	1		RESIDENTIAL	LIST	3/20/2023	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/20/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.010
NET AREA	1,800	DETAIL ADJ	1.000
\$NLA(RCN)	\$207	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	11	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
FOUNDATION	3	FOUN. WALL	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	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
+	BAS	L	BASE AREA	1,272	1950	193.66	246,334
B	DKC	N	DECK-COMPOSITE	410		64.68	26,520
C	CRL	N	BSMT CRAWL	528		26.47	13,974
C	USF	L	UPPER STORY FIN	528	1950	113.36	59,852
	CPC	O	CAPE CELLAR	1		3,890.00	3,890
	F21	O	FPL 2S 1OP	1		9,075.00	9,075
	FIX	O	XTRA FIXTURES	6		2,193.98	13,164

TOTAL RCN	372,809
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$298,200