Key: 9553

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,776

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GLYNN RICHARD W & PENELOPE M 22 OLD LANCASTER ROAD SUDBURY, MA 01776	43.4-7-0	76 PROSPECT AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GLYNN RICHARD W & PENELOP	06/13/2018	QS	382,700	31336-92
BARBER JOHN KEITH ETUX	06/20/2006	QS	350,000	21115-79
JARDIM DONNA M & PATRICIA	07/03/1992	A	1	08099-00145

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

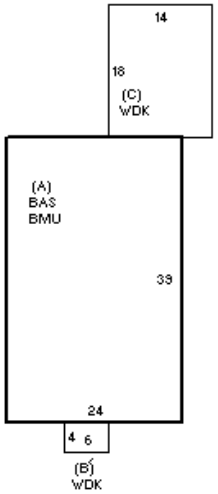
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-543	08/04/2021	15	INSULATE/WEA	3,799			100	100
19505	06/06/2019	14	SOLAR	14,000			100	100
		3	ALT/RENO		09/12/2018	BC	100	100
077781	12/31/2007	3	ALT/RENO	20,000	08/27/2008	DB	100	100
07224	05/07/2007	4	DETACH.STRUC	2,379	08/27/2008	DB	100	100

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	BA- 2.20			355,230

TOTAL	5,009 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	355,200	314,400
BUILDING	232,500	205,700
DETACHED	0	0
OTHER	0	0
TOTAL	**587,700**	**520,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	8X12	2007		0.00	

PHOTO 12/31/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/12/2018	BC
LIST	9/12/2018	EST
REVIEW	5/1/2018	KT

YEAR BLT	1930	SIZE ADJ	1.020
NET AREA	936	DETAIL ADJ	1.000
$NLA(RCN)	$296	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	6	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	50	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	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	936		37.94	35,510
A	BAS	L	BASE AREA	936	1930	206.32	193,112
+	WDK	N	WOOD DECK	276		26.94	7,437
	BMF	N	BSMT FINISH	836		36.11	30,189
	F11	O	FPL 1S 1OP	1		8,341.90	8,342
	FIX	O	XTRA FIXTURES	1		2,216.10	2,216

TOTAL RCN	276,806
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	G
HEAT	U
ELECT	A

EFF.YR/AGE	2003 / 19		
COND	16	16 %	
FUNC	0		
ECON	0		
DEPR	16	% GD	84
RCNLD			$232,500