Key: 9617

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,842

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JUDGE LAURE DWYER **74 LINCOLN ST** **DEDHAM, MA 02026-3309**	**43.4-80-0**	**30 HILL ST**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JUDGE LAURE DWYER	01/30/1991	A	65,000	7426-320
JUDGE LAURA DWYER		XX		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	%
07383	07/02/2007	2	ADDITIONS	23,120	07/15/2009	TL	100	100

LAND

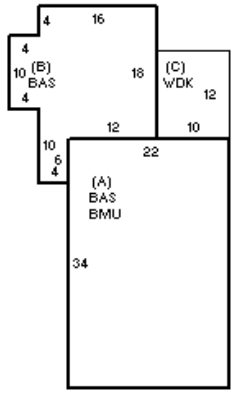
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,600	11 1.00	100 1.00	100 1.00	518,540	6.46	A 1.00	BA- 2.20			353,860

TOTAL	4,617 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE: shared driveway

ASSESSED	CURRENT	PREVIOUS
LAND	353,900	313,200
BUILDING	206,200	182,400
DETACHED	0	0
OTHER	0	0
TOTAL	**560,100**	**495,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

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	8/27/2008	TL
LIST	8/27/2008	EST
REVIEW	10/28/2016	DB

YEAR BLT	1910	SIZE ADJ	1.015
NET AREA	1,100	DETAIL ADJ	1.000
$NLA(RCN)	$234	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	6	1.00
GARAGE CAPACITY	0	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	2	CLAPBOARD	1.00
ROOF SHAPE	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	748		46.25	34,598
A	BAS	L	BASE AREA	748	1910	192.90	144,287
B	BAS	L	BASE AREA	352	2007	192.90	67,900
C	WDK	N	WOOD DECK	120		39.71	4,765
	FIX	O	XTRA FIXTURES	1		2,140.30	2,140
	MST	O	MAS/METAL STACK	1		4,010.40	4,010

TOTAL RCN	257,701

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

EFF.YR/AGE	1999 / 23	
COND	20	20 %
FUNC	0	
ECON	0	
DEPR	20	% GD 80
RCNLD		$206,200