

Key: 989

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 998

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TFG REALTY TRUST JOHN & JEFFREY TONELLO TRS P O BOX 1516 SAGAMORE BEACH, MA 02562-1516				6.0-44-0				38 HOMESTEAD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TFG REALTY TRUST				12/28/1995	F		9990-260				

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-21-487	07/16/2021	15	INSULATE/WEA	3,792			100	100
14433	06/10/2014	3	ALT/RENO	15,000	12/16/2014		100	100
13006	01/08/2013	10	WOODSTOVE	1,889	01/10/2014	TL	100	100
08690	12/23/2008	3	ALT/RENO	62,000	01/10/2014	TL	100	100
08638	11/17/2008	10	WOODSTOVE		01/10/2014	TL	100	100


LAND

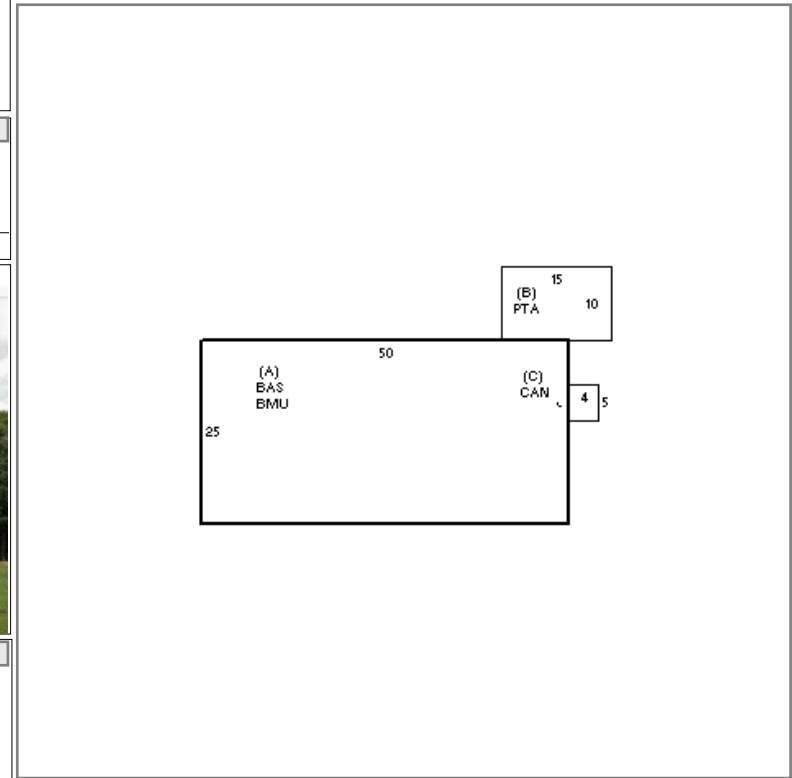
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,100	1	1.00	100	1.00	100	1.00	235,700	1.70	A	1.00	R03	1.00			185,160

TOTAL	20,081 SF	ZONING	1	FRNT	96	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on State Road & Homestead Ext=lpi	LAND	185,200	163,900			
Infl1	AVG		BUILDING	228,200	201,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL			413,400	365,800				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								08/18/2021





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/16/2021	NMP
MODEL	1		RESIDENTIAL	LIST	1/10/2014	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	1/10/2014	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1964	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,250	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,250		32.75	40,937
\$NLA(RCN)	\$234	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	1,250	1964	192.71	240,887
				ROOF SHAPE	1	GABLE	1.00	B	PTA	N	PATIO	150		14.65	2,197
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	CAN	N	CANOPY	20		15.84	317
				FLOOR COVER	1	HARDWOOD	1.02	F11	O	FPL 1S 10P	1		8,219.70	8,220	
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

TOTAL RCN	292,557	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			A
KITCHEN			A
BATHS			A
HEAT			A
ELECT			A
EFF.YR/AGE		1997 / 25	
COND	22	% GD	78
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD	\$228,200		