Key: 9962

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,195

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KEITH MARYANN &	44.2-125-0	15 DOCKSER AVE
EVAN KOVACS		
11 RIVER HILL RD		
E FALMOUTH, MA 02536		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KEITH MARYANN &	12/16/2009	O	160,000	24241-272
DOHERTY RICHARD E	07/31/2009	N		23934-245/6
DOHERTY SCOTT S		XX		02618-0304

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	%
11708	11/03/2011	2	ADDITIONS	10,000	07/03/2013	DB	100	100
10027	02/03/2010	3	ALT/RENO		11/29/2010		100	100
09415	09/02/2009	4	DETACH.STRUC		10/09/2009		100	100
890623	10/17/1989	2	ADDITIONS	25,000	01/12/1993	JS	100	100

LAND

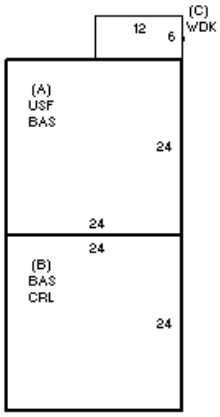
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,140	11 1.00	100 1.00	100 1.00	282,840	2.05	A 1.00	PAV 1.20			214,740

TOTAL	16,161 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE: ALSO OWNS PARCEL 126 WHICH IS UNBUILDABLE

ASSESSED	CURRENT	PREVIOUS
LAND	214,700	190,100
BUILDING	251,000	222,200
DETACHED	0	0
OTHER	0	0
TOTAL	**465,700**	**412,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/15/2008

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	10/24/2023	SL
LIST	10/24/2023	EST
REVIEW	10/24/2023	SL

YEAR BLT	1954	SIZE ADJ	1.010
NET AREA	1,728	DETAIL ADJ	1.000
$NLA(RCN)	$182	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	2	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	4	VINYL	1.00
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	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,152	1954	191.95	221,123
A	USF	L	UPPER STORY FIN	576	1954	110.02	63,373
B	CRL	N	BSMT CRAWL	576		25.69	14,796
C	WDK	N	WOOD DECK	72		53.66	3,864
	FIX	O	XTRA FIXTURES	5		2,129.38	10,647

TOTAL RCN 313,802

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
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 $251,000