

Key: 997

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.006

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LYNCH JOHN A III & CAROL A 7 HOMESTEAD ROAD SAGAMORE BEACH, MA 02562				6.0-51-1				7 HOMESTEAD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LYNCH JOHN A III & CAROL				01/25/2019	F	10	31800-159				
LYNCH JOHN A III ETUX				08/10/2016	QS	310,000	29854-223				
PICAIZO PETER & DAVID PIC				02/04/2016	F	1	29435-167-9				

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	%
17384	05/24/2017	15	INSULATE/WEA	1,800			100	100
15390	06/03/2015	3	ALT/RENO	5,000	07/07/2015		100	100
07009	01/08/2007	3	ALT/RENO	5,000	08/23/2007	DB	100	100
990174	04/15/1999	3	ALT/RENO	13,500	02/23/2000	EB	100	100

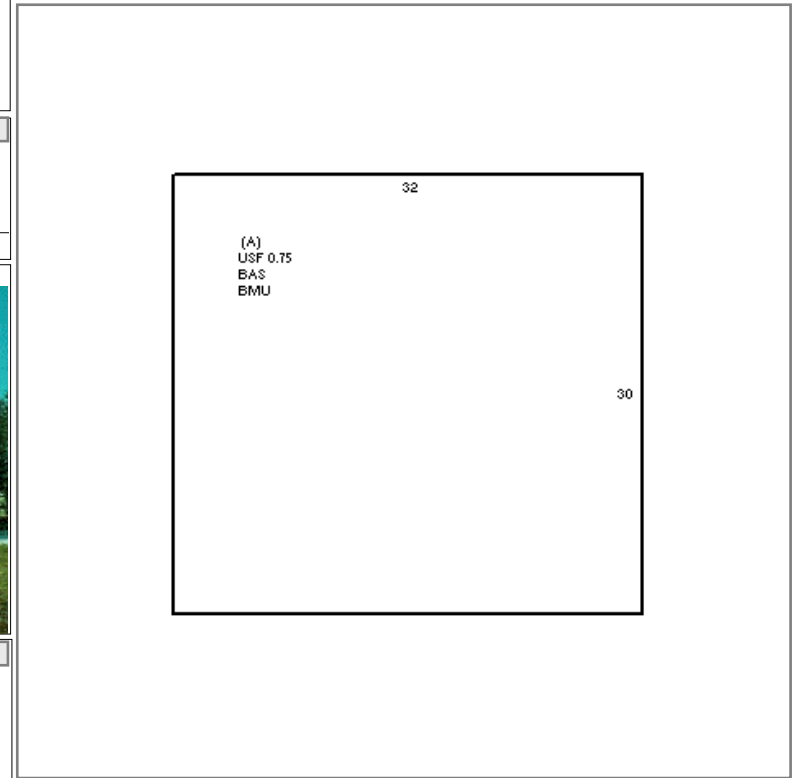
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	11,000	1	1.00	100	1.00	100	1.00	235,700	2.87	A	1.00	R03	1.00				170,880

TOTAL	11,021 SF		ZONING	1	FRNT	85	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG		NOTE			LAND	170,900	151,200	
Infl1	AVG			BUILDING	278,800	246,700			
N_Index	AVG			DETACHED	14,100	13,500			
				OTHER	0	0			
					TOTAL	463,800	411,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90 17 X 24		408	38.49	14,100



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/16/2021	NMP
MODEL	1		RESIDENTIAL	LIST	4/4/2017	TL
STYLE	4	1.05	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,680	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	960		40.88	39,245
\$NLA(RCN)	\$213	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	960	1986	222.32	213,426
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	720	1986	121.90	87,769
				ROOF COVER	1	ASPH/COMP SHIN	1.00		F21	O	FPL 2S 1OP	1		9,875.80	9,876
				FLOOR COVER	1	HARDWOOD	1.02		FIX	O	XTRA FIXTURES	3		2,387.57	7,163
				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	357,478	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1997 / 25	
COND	22 22 %	
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD	\$278,800	