

Key: 10490

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.732

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BALLENTINE STEPHEN ETAL TRS OF BOURNE CONSERVATION TRUST PO BOX 203 CATAUMET, MA 02534				48.0-59-2				1079 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BALLENTINE STEPHEN ETAL T MAYHEW JOAN A				05/17/2006	F XX	100	21007-141 02077-00062				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
9510	100	OTHER			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
B-21-113	03/19/2021	3	ALT/RENO		07/06/2022	SL	100 100
02324	05/21/2002	3	ALT/RENO	50,000	06/30/2023	TL	100 100
970222	05/09/1997	3	ALT/RENO	6,000	09/27/2002	TL	100 100
		3	ALT/RENO	2,600	05/14/1998	JS	100 100

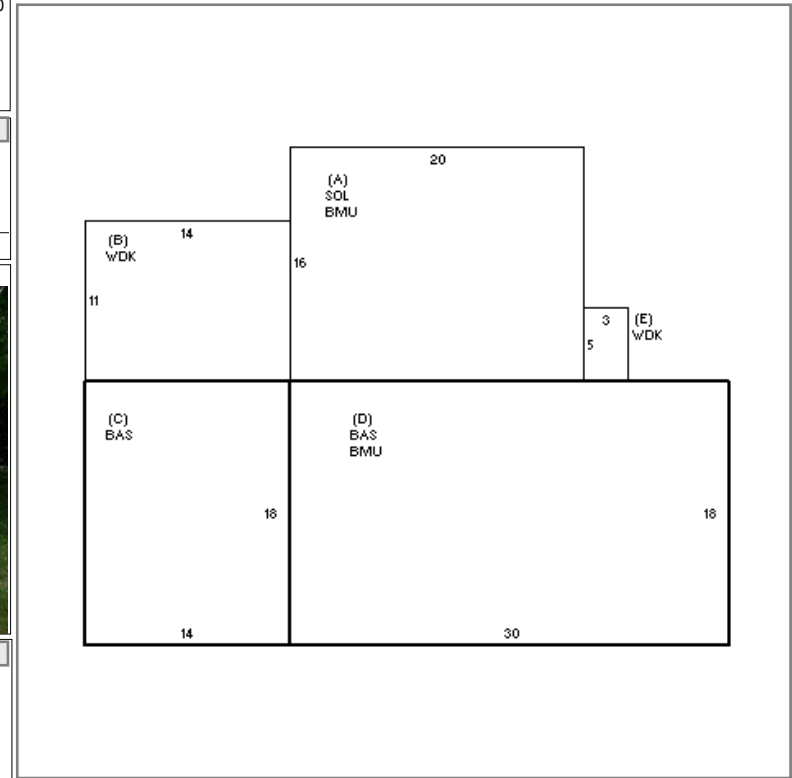
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	14	1.00	100	1.00	100	1.00	235,700	1.00	A	1.00	R04	1.00	216,390
300	A	2,732	14	1.00	100	1.00	100	1.00	16,300	1.00	A	1.00	R04	1.00	44,530

TOTAL	3.650 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		N	USE HORSE STALLS UNDER NEATH, STALLS ON 1ST			LAND	260,900	230,900
Infl1	AVG		O	FL WILL BE TORN DOWN TO MAKE WORK SHOP,2ND			BUILDING	224,000	185,000
N_Index	AVG		T	FL= 2 FINISHED RMS & FULL BATH /14 X 15 SHF			DETACHED	54,100	50,200
			E	USED AS HAY BARN			OTHER	0	0
							TOTAL	539,000	466,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BBN	E	1.90	10 0.90 25 X 30		750	72.38	48,900
SHF	A	1.00	10 0.90 10 X 16		160	15.95	2,300
SHF	A	1.00	10 0.90 14 X 15 ATTA		210	15.23	2,900
SHF	A	1.00	50 0.50 8 X10 GOAT P	2018		0.00	

PHOTO 07/06/2022

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/6/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/6/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1870	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	248,890	
NET AREA	792	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BMU	N	BSMT UNFINISHED	860		38.68	33,267	CONDITION ELEM	CD	
\$NLA(RCN)	\$314	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	A	SOL	N	SOLARIUM	320		91.48	29,275	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	169		37.10	6,270	INTERIOR	G	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	792	1870	218.81	173,301	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.02		FIX	O	XTRA FIXTURES	3		2,259.17	6,778	BATHS	G	
				INT. FINISH	1	PLASTER	1.00									HEAT	U	
				HEATING/COOLING	11	HT WATER CL AIR	1.05									ELECT	U	
				FUEL SOURCE	2	GAS	1.00											
				USE	0		1.00											

CAPACITY	UNITS	ADJ	EFF.YR/AGE	2009 / 13
STORIES	1	1.00	COND	10 10 %
ROOMS	3	1.00	FUNC	0
BEDROOMS	1	1.00	ECON	0
BATHROOMS	2	1.00	DEPR	10 % GD 90
FIXTURES	8	1.00	RCNLD	\$224,000
GARAGE CAPACITY	0	1.00		
% BSMT FINISH	0	1.00		
# OF HALF BATHS	0	1.00		
# OF UNITS	1	1.00		