

Key: 10551

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.796

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BERK KENNETH J 34 MANOMET RD NEWTON, MA 02459-1450				50.0-11-0				419 SCRAGGY NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BERK KENNETH J				11/06/1996	XX		10472-66				

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	%
11576	09/27/2011	2	ADDITIONS	140,000	10/14/2019	BC	100	100
		2	ADDITIONS		08/23/2013	TL	100	100

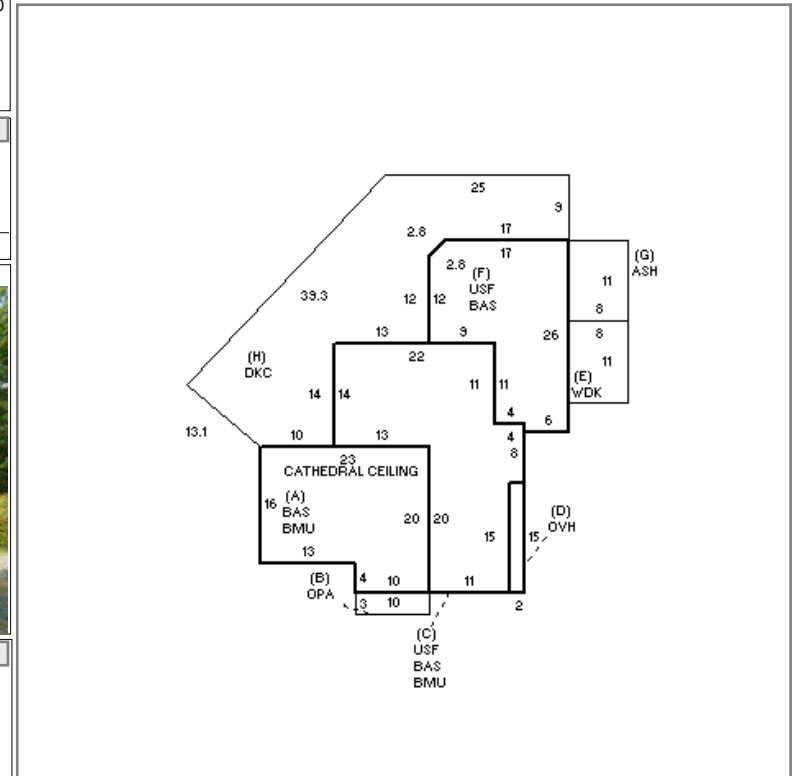
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	15	1.00	100	1.00	100	1.00	942,800	1.00	BAV	4.00	865,580
300	A	0.102	15	1.00	100	1.00	100	1.00	65,200	1.00	BAV	4.00	6,650

TOTAL	1.020 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE	LAND	872,200	771,900			
Infl1	AVG		BUILDING	490,300	450,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL	1,362,500	1,222,000				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/8/2023	SL
MODEL	1		RESIDENTIAL	LIST	6/8/2023	SL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/8/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1984	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	590,699	
NET AREA	2,298	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	958		45.02	43,130	CONDITION ELEM	CD	
\$NLA(RCN)	\$257	OVERALL	1.170	EXT COVER	10	VERT BOARD	1.00	A	BAS	L	BASE AREA	408	1984	232.09	94,693	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	30		100.58	3,018	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	550	1984	232.09	127,650	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	C	USF	L	UPPER STORY FIN	550	1984	132.91	73,101	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	30	1984	223.59	6,708	HEAT	A	
				HEATING/COOLING	11	HT WATER CL AIR	1.05	E	WDK	N	WOOD DECK	88		54.32	4,781	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	F	BAS	L	BASE AREA	380	2011	232.09	88,194			
				USE	0		1.00	F	USF	L	UPPER STORY FIN	380	2011	132.91	50,506			
								G	ASH	N	ATT SHED	88		29.45	2,592			
								H	DKC	N	DECK-COMPOSITE	785		76.61	60,136			
								F11	O	FPL 1S 1OP	1		9,899.40	9,899				
								FIX	O	XTRA FIXTURES	10		2,629.29	26,293				
																EFF.YR/AGE	2002 / 20	
																COND	17 17 %	
																FUNC	0	
																ECON	0	
																DEPR	17 % GD 83	
																RCNLD	\$490,300	