

Key: 10803

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.078

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
KEENAN JOHN JR TRS CJJ REALTY TRUST P O BOX 761 CATAUMET, MA 02534-0340				51.1-43-0				7 WINSOR RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
KEENAN JOHN JR TRS CJJ				10/13/2016	F	1 (187663)					
KEENAN JOHN JR & JANE KE				12/31/2008	F	100 (187663)					
KEENAN JOHN JR &				12/31/2008	F	100 (187662)					

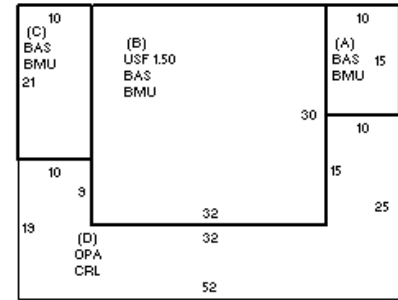
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
09417	09/02/2009	3	ALT/RENO	23,700	02/12/2010	TL	100	100

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	942,800	1.00	A	1.00	BGD	4.00		865,580
300	A	0.412	14	1.00	100	1.00	100	1.00	65,200	1.00	A	1.00	BGD	4.00		26,860

TOTAL	1.330 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		NOTE GREAT WATER VIEWS	LAND			892,400	552,900	
Infl1	AVG			BUILDING			447,600	396,000	
N_Index	AVG			DETACHED			0	0	
				OTHER			0	0	
				TOTAL			1,340,000	948,900	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/21/2008

BUILDING	CD	ADJ	DESC	MEASURE	8/17/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/17/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/17/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

YEAR BLT	1850	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	573.821		
NET AREA	2,760	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,320		33.22	43,856				
\$NLA(RCN)	\$208	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,320	1850	195.50	258,061				
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	1,440	1850	108.13	155,703				
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	CRL	N	BSMT CRAWL	760		26.72	20,304				
				FLOOR COVER	1	HARDWOOD	1.02	D	OPA	N	OPEN PORCH	760		61.21	46,517				
				INT. FINISH	3	WOOD PANEL	0.98		F31	O	FPL 3S 1OP	2		10,423.90	20,848				
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	10		2,214.78	22,148				
				FUEL SOURCE	1	OIL	1.00		WPL	O	WHIRLPOOL	1		6,384.60	6,385				
				USE	0		1.00												
																EFF.YR/AGE	1997 / 25		
																COND	22 22 %		
																FUNC	0		
																ECON	0		
																DEPR	22	% GD	78
																RCNLD	\$447,600		