

Key: 14446

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.650

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
MACRAE DAVID B & MACRAE KARI D 41 YEARLING RUN ROAD BOURNE, MA 02532		9.0-83-0		41 YEARLING RUN RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MACRAE DAVID B & MACRAE DAVID B & MACRAE DAVID B		07/11/2005	F	100	20032-37
		10/25/2000	F		13317-214
		09/07/1999	P	50,000	12522-103

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	%
02801	12/06/2002	4	DETACH.STRUC	2,000	06/14/2004	TL	100	100
990521	08/27/1999	1	NEW CONSTRUC	115,000	09/29/2000	TL	100	100

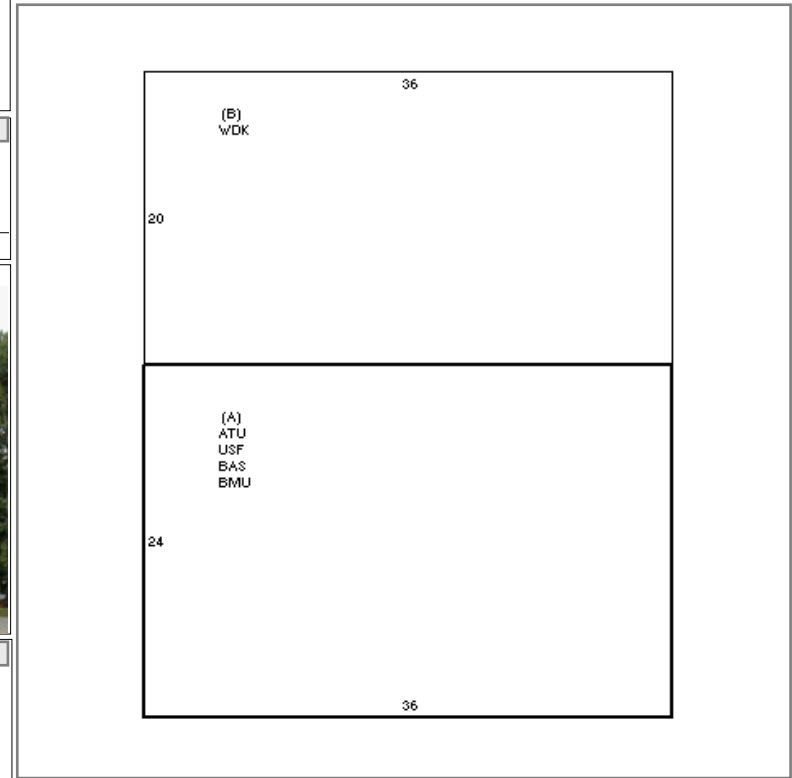
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	42,904	3	1.00	100	1.00	100	1.00	188,560	0.95	A	1.00	R03	0.80			176,750

TOTAL	42,904 SF	ZONING	2	FRNT	136	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE	NOTE	LAND	176,800	156,400			
Infl1	AVG		BUILDING	311,700	279,200			
N_Index	AVG		DETACHED	4,200	4,000			
			OTHER	0	0			
		TOTAL		492,700	439,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	16 X 20		320 14.76	4,200



BUILDING	CD	ADJ	DESC	MEASURE	9/16/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/16/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/16/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BUILDING	CD	ADJ	DESC	MEASURE	9/16/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/16/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/16/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,728	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	864		38.30	33,094
\$NLA(RCN)	\$220	OVERALL	1.040	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	864	1999	208.30	179,970
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	864	1999	113.08	97,698
				ROOF COVER	1	ASPH/COMP SHIN	1.00	A	ATU	N	ATTIC UNF	864		43.43	37,528
				FLOOR COVER	1	HARDWOOD	1.02	B	WDK	N	WOOD DECK	720		22.44	16,154
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	7		2,236.90	15,658
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

TOTAL RCN	380,102
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$311,700