

Key: 14447

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.651

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
VEIGA JOSHUA & JESSICA KING C/O BLANCHETTE PETER SCOTT & 43 YEARLING RUN RD BOURNE, MA 02532				9.0-84-0				43 YEARLING RUN RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BLANCHETTE PETER SCOTT & VEIGA JOSHUA & JESSICA KI				11/13/2023	QS	707,000	36084-1					
				06/17/2019	F	1	32092-101					
				01/05/2018	F	1	31002-296					


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	%
03359	06/09/2003	1	NEW CONSTRUC	187,500	02/11/2004	TL	100	100

LAND

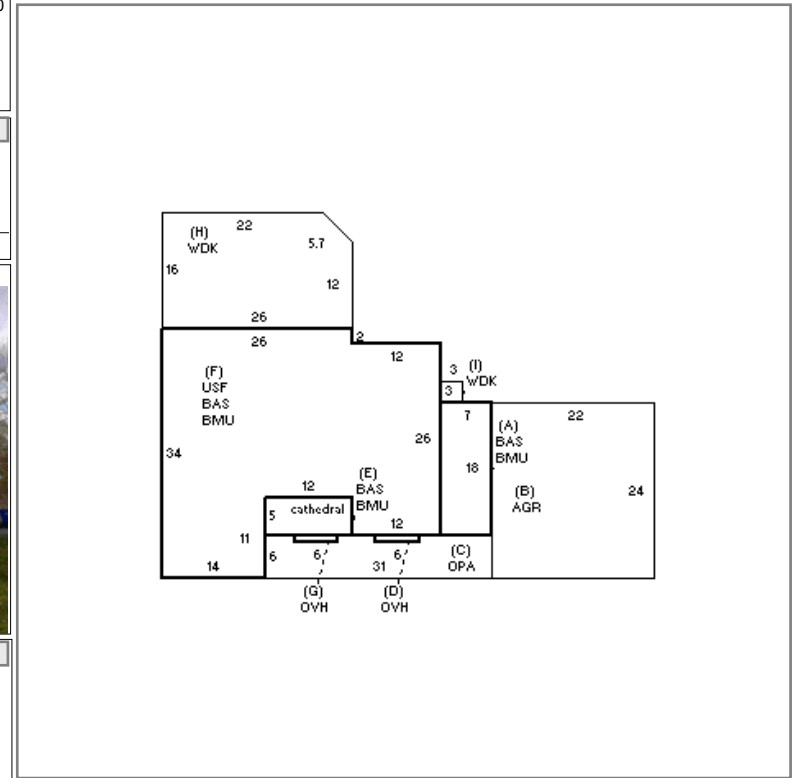
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	80,000	3	1.00	100	1.00	100	1.00	188,560	0.64	A	1.00	R03	0.80		223,330
300	A	1,417	3	1.00	100	1.00	100	1.00	13,040	1.00	A	1.00	R03	0.80		18,480

DETACHED

TOTAL	3.254 Acres		ZONING	2	FRNT	101	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE		NOTE			LAND	241,800	214,000	214,000
Infl1	AVG			BUILDING	443,100	396,700			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
						TOTAL	684,900	610,700	610,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/27/2017
									

BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/27/2017	BC
MODEL	1		RESIDENTIAL	LIST	1/27/2017	BC
STYLE	5	1.00	COLONIAL [100%]	REVIEW	1/27/2017	BC
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2003	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	521,281
NET AREA	2,326	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,250		35.06	43,825		
\$NLA(RCN)	\$224	OVERALL	1.040	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,250	2003	206.30	257,878		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	528		67.83	35,813		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	186		71.73	13,342		
				FLOOR COVER	1	HARDWOOD	1.02	+	OVH	L	OVERHANG	12	2003	198.73	2,385		
				INT. FINISH	2	DRYWALL	1.00	F	USF	L	UPPER STORY FIN	1,064	2003	114.10	121,403		
				HEATING/COOLING	2	HOT WATER	1.02	+	WDK	N	WOOD DECK	417		23.44	9,775		
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	7		2,337.11	16,360		
				USE	0		1.00		GFP	O	GAS FIREPLACE	1		7,023.70	7,024		
									JAC	O	JACUZZI	1		13,476.80	13,477		

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF. YR/AGE	2004 / 18	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85

RCNLD	\$443,100
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