

Key: 14449

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.653

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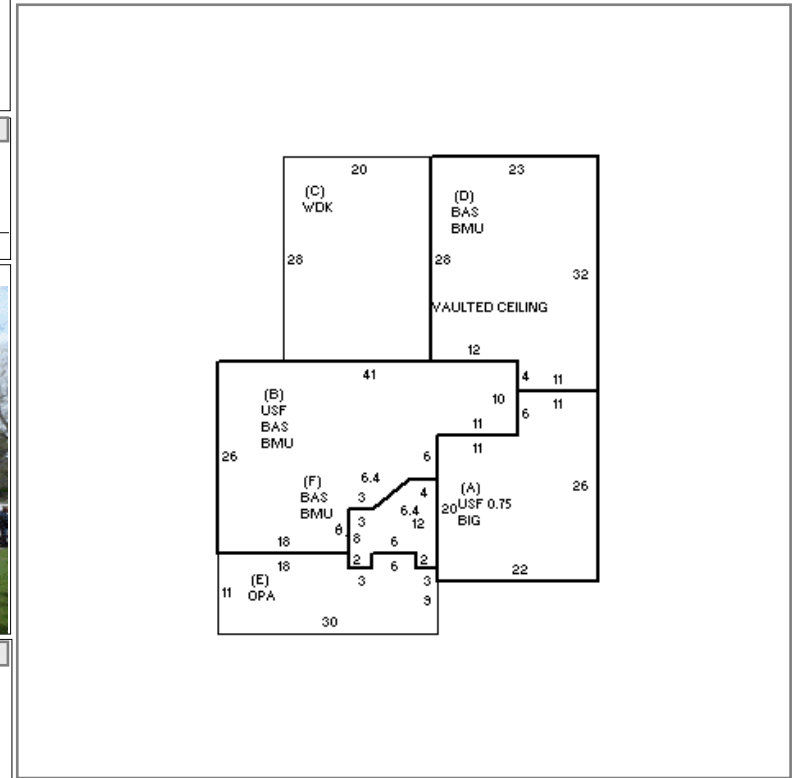
CURRENT OWNER				PARCEL ID				LOCATION				
ROBERTS DEBORAH L 42 YEARLING RUN RD BOURNE, MA 02532				9.0-86-0				42 YEARLING RUN RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ROBERTS DEBORAH L				07/06/2022	F	10	35232-26					
ROBERTS HERBERT ETUX				08/01/2016	QS	520,000	29833-170					
MCLEA LISA E TR OF MCLEA				12/19/2001	F	()	()					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	61,725 3	1.00	100	1.00	188,560	0.75	A	1.00	R03	0.80	200,390

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
EXB-22-841	12/14/2022	3	ALT/RENO	17,000	04/21/2023	SL	100 100
EXB-22-830	12/08/2022	14	SOLAR	8,000			100 100
19870	09/23/2019	13	OTHER				100 100
18397	05/14/2018	9	DECK	10,000			100 100
17217	04/05/2017	15	INSULATE/WEA				100 100

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TOTAL	1.417 Acres	ZONING	2	FRNT	127	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE	N O T E Cabana has full kitchen & full bath, vaulted ceiling, tiled, vinyl shingle siding, hip roof; french doors out to pool area and attached bar area INFL3=POWERLINES	LAND	200,400	177,400			
Infl1	AVG		BUILDING	591,600	532,100			
N_Index	AVG		DETACHED	48,800	41,000			
			OTHER	164,400	147,200			
			TOTAL	1,005,200	897,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G	1.20 10 0.90	18 X 41	2005	738	30.87	20,500
PTD	G	1.20 10 0.90	40 X 55	2005	1,462	4.23	5,600
CAB	E	1.90 10 0.90	EST.	2005	560	45.03	22,700
SHF	A	1.00 50 0.50	4 X 6			17.61	
SHF	A	1.00 50 0.50	8 X 10			17.61	



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BUILDING	CD	ADJ	DESC	MEASURE	4/21/2023	SL
MODEL	1		RESIDENTIAL	LIST	7/16/2018	BC
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/28/2023	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	712,821	
NET AREA	2,762	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	506		91.38	46,239			
\$NLA(RCN)	\$258	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,172	2000	121.17	142,016			
				ROOF SHAPE	2	HIP	1.02	+	BMU	N	BSMT UNFINISHED	1,590		37.23	59,202			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	792	2000	213.82	169,343			
				FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	560		24.90	13,942			
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	798	2000	213.82	170,626			
				HEATING/COOLING	11	HT WATER CL AIR	1.05	E	OPA	N	OPEN PORCH	318		68.59	21,812			
				FUEL SOURCE	1	OIL	1.00	BGF	N	BSMT GOOD FINIS	500		65.66	32,828				
				USE	0		1.00	F11	O	FPL 1S 1OP	1		9,345.00	9,345				
								FIX	O	XTRA FIXTURES	11		2,482.09	27,303				
								JAC	O	JACUZZI	1		14,312.30	14,312				
								KIT	O	EXTRA KITCHEN	1		5,854.30	5,854				
																EFF.YR/AGE	2002 / 20	
																COND	17 17 %	
																FUNC	0	
																ECON	0	
																DEPR	17 % GD 83	
																RCNLD	\$591,600	

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LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

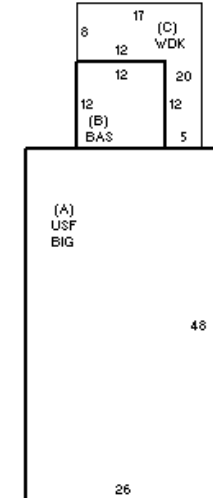
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	164,400	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/21/2023	SL
MODEL	1		RESIDENTIAL	LIST	1/14/2021	EST
STYLE	20	0.75	GARAGE W/QTRS [100%]	REVIEW	11/28/2023	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2003	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,392	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95
\$NLA(RCN)	\$139	OVERALL	0.700	EXT COVER	2	CLAPBOARD	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
ROOMS	3	1.00		FLOOR COVER	3	W/W CARPET	1.00
BEDROOMS	2	1.00		INT. FINISH	1	PLASTER	1.00
BATHROOMS	1	1.00		HEATING/COOLING	12	OTHER	1.00
FIXTURES	5	1.00		FUEL SOURCE	5	WOOD	1.00
GARAGE CAPACITY	3	1.00		USE	0		1.00
% BSMT FINISH	0	1.00					
# OF HALF BATHS	0	1.00					
# OF UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	193,383	
A	BIG	N	BUILT-IN GARAGE	1,248		52.22	65,167	CONDITION ELEM	CD	
A	USF	L	UPPER STORY FIN	1,248	2003	77.56	96,798	EXTERIOR	A	
B	BAS	L	BASE AREA	144	2005	161.99	23,327	INTERIOR	A	
C	WDK	N	WOOD DECK	196		26.09	5,114	KITCHEN	A	
	MST	O	MAS/METAL STACK	1		2,977.40	2,977	BATHS	A	
								HEAT	A	
								ELECT	A	
EFF.YR/AGE		2004 / 18								
COND	15	15 %								
FUNC	0									
ECON	0									
DEPR	15	% GD	85							
RCNLD									\$164,400	