

Key: 14450

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.655

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CARLOW EARL P JR & SUZANNE CARLOW 40 YEARLING RUN RD BUZZARDS BAY, MA 02532-2259				9.0-87-0				40 YEARLING RUN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARLOW EARL P JR & SORENTI LUCILLE M TRUSTEE				07/26/1999	P	59,900	12430-109 8858-162				

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	%
03668	09/17/2003	13	OTHER		05/19/2015	TL	100	100
03478	07/21/2003	4	DETACH.STRUC	3,500	06/03/2004	JS	100	100
01129	03/28/2001	8	POOL	14,700	06/03/2004	JS	100	100
200770	12/06/2000	4	DETACH.STRUC	20,000	08/04/2003	TL	100	100
		4	DETACH.STRUC	20,000	03/29/2001	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	44,475	3	1.00	100	1.00	188,560	0.93	A	1.00	R03	0.80	178,740

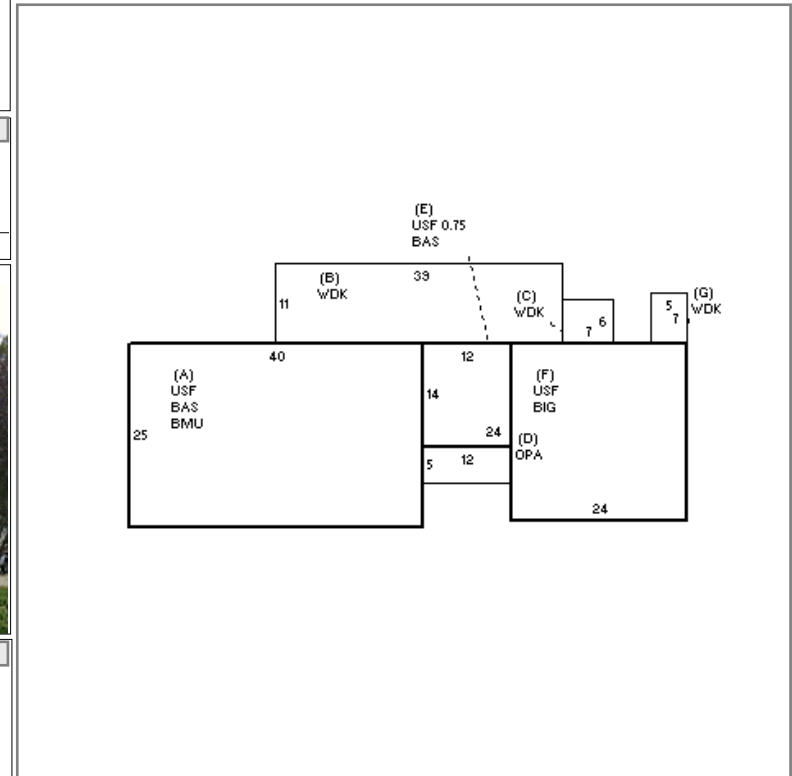
TOTAL	1.021 Acres	ZONING	2	FRNT	163	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE	NOTE change pbd to cabana fy06 (5/15)	LAND	178,700	158,200			
Infl1	AVG		BUILDING	457,600	409,800			
N_Index	AVG		DETACHED	43,700	41,600			
			OTHER	0	0			
			TOTAL	680,000	609,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 16	1999	128	16.42	1,900
IPG	V	1.30	10 0.90 20 X 40	2003	800	33.44	24,100
CAB	V	1.30	10 0.90 20 X 32	2003	640	30.81	17,700



BLDG COMMENTS

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	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1999	SIZE ADJ	1.000
NET AREA	2,870	DETAIL ADJ	1.000
\$NLA(RCN)	\$194	OVERALL	1.040
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	9	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	11	1.00	
GARAGE CAPACITY	2	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,000		39.82	39,820
+	USF	L	UPPER STORY FIN	1,702	1999	113.53	193,234
+	WDK	N	WOOD DECK	506		23.32	11,802
D	OPA	N	OPEN PORCH	60		83.68	5,021
+	BAS	L	BASE AREA	1,168	1999	209.63	244,844
F	BIG	N	BUILT-IN GARAGE	576		85.62	49,316
	FIX	O	XTRA FIXTURES	6		2,325.60	13,954

TOTAL RCN	557,990
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	\$457,600