

Key: 1550

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.552

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
NEVENS KENNETH & MICHELLE NEVENS 17 DEACONS LANE SAGAMORE BEACH, MA 02562				7.3-125-0				17 DEACONS LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NEVENS KENNETH & KEAN BETTY & KATHERINE TR				09/30/2020	QS	400,000	(223914)				
				01/17/2019	F	1	(218419)				
KEAN VICTOR A &				01/05/1989	QS	199,900	953-119				

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	%
B-22-21	02/14/2022	4	DETACH.STRUC	60,000	01/19/2023	TL	100	100
EXB-20-341	10/08/2020	6	FENCE	8,000			100	100
09251	06/10/2009	3	ALT/RENO	15,800	03/29/2012		100	100
990448	07/26/1999	4	DETACH.STRUC	1,180	12/17/1999	MS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,795	1	1.00	100	1.00	100	1.00	R04	1.10		204,880

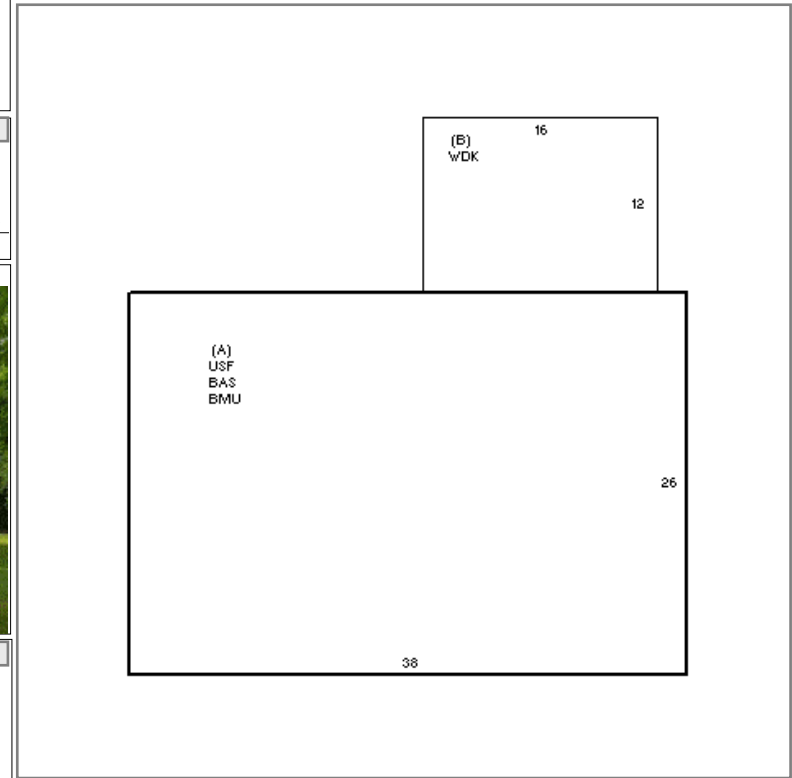
TOTAL	20,778 SF	ZONING	1	FRNT	148	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on Plymouth Heights Rd	LAND	204,900	181,300			
Infl1	AVG		BUILDING	320,000	286,600			
N_Index	AVG		DETACHED	22,800	13,900			
			OTHER	0	0			
			TOTAL	547,700	481,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 10			0.00	
GUL	V	1.30	10 0.90 24 X 24	2022	576	43.94	22,800



BUILDING	CD	ADJ	DESC	MEASURE	7/13/2021	NMP
MODEL	1		RESIDENTIAL	LIST	3/16/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	1/19/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,976	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	988		39.04	38,571
\$NLA(RCN)	\$197	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	988	1988	212.30	209,757
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	988	1988	115.25	113,867
				ROOF COVER	1	ASP/COMP SHIN	1.00	B	WDK	N	WOOD DECK	192		37.45	7,190
				FLOOR COVER	1	HARDWOOD	1.02		F21	O	FPL 2S 1OP	1		9,430.90	9,431
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	5		2,279.94	11,400
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								



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				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

TOTAL RCN	390,215	CONDITION ELEM	CD
EXTERIOR			A
INTERIOR			A
KITCHEN			G
BATHS			G
HEAT			A
ELECT			A
EFF.YR/AGE	2001 / 21		
COND	18	18 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82
RCNLD			\$320,000