

Key: 1559

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.561

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
KELLEHER STEPHEN M ET UX CAROL A KELLEHER 22 HUNTERS RIDGE RD SAGAMORE BEACH, MA 02562				7.4-6-0				22 HUNTERS RIDGE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KELLEHER STEPHEN M ET UX				05/17/2012	F	10	(197118)				
KELLEHER STEPHEN M				12/21/1994	QS	116,900	(135890)				
BUELL MARK W &				08/01/1991	QS	94,000	N/A-N/A				

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 %
EXB-21-707	10/01/2021	3	ALT/RENO	6,143			100 100
02461	07/17/2002	3	ALT/RENO		07/10/2020	TL	100 100
		2	ADDITIONS	8,000	03/01/2004	TL	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	10,000	1	1.00	100	1.00	100	1.00	259,270	3.13	A	1.00	R04	1.10			186,250

TOTAL	10,019 SF	ZONING	1	FRNT	22	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	186,300	164,800
Infl1	AVG		BUILDING	222,200	196,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>408,500</b>	<b>361,400</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								11/03/2020



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	NMP
MODEL	1		RESIDENTIAL	LIST	7/10/2020	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/10/2020	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,232	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,008		35.16	35,443
\$NLA(RCN)	\$234	OVERALL	0.950	EXT COVER	10	VERT BOARD	1.00	A	BAS	L	BASE AREA	1,008	1974	181.26	182,712
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	224	1974	181.26	40,603
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	WDK	N	WOOD DECK	320		20.60	6,591
				FLOOR COVER	1	HARDWOOD	1.02		BMF	N	BSMT FINISH	500		42.25	21,124
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	1		2,053.90	2,054
				HEATING/COOLING	5	ELECTRIC BB	0.98								
				FUEL SOURCE	3	ELECTRIC	1.00								
				USE	0		1.00								

TOTAL RCN	288,526	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	A
		KITCHEN	A
		BATHS	A
		HEAT	A
		ELECT	A
EFF.YR/AGE		1996 / 26	
COND	23	23 %	
FUNC	0		
ECON	0		
DEPR	23	% GD	77
RCNLD	\$222,200		

