Key: 1651

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1,651

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SMALL STEVEN R & MARY ELLEN SMALL 31 YEARLING RUN ROAD BUZZARDS BAY, MA 02532-2259	9.0-7-0	31 YEARLING RUN RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SMALL STEVEN R &	06/24/1999	P	50,000	12360-276
SORENTI LUCILLE M TRUSTEE	10/29/1993	XX		8858-162

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

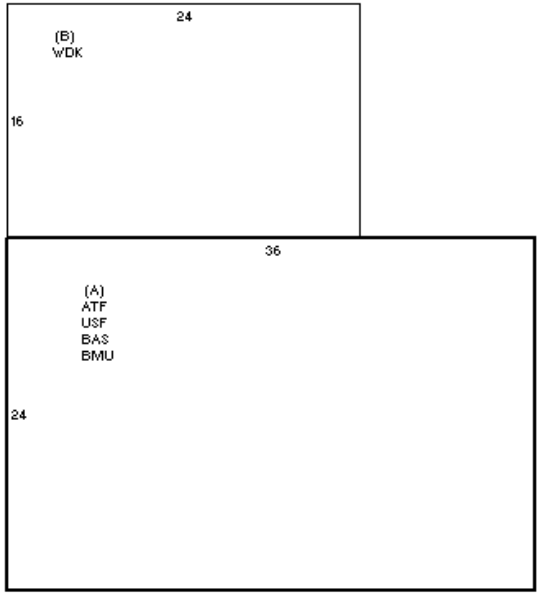
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
04754	10/13/2004	9	DECK	1,000	10/04/2006	DB	100	100
04206	04/06/2004	6	FENCE	1,460	05/14/2004	TL	100	100
990365	06/21/1999	1	NEW CONSTRUC	120,000	09/29/2000	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,162	3 1.00	100 1.00	100 1.00	188,560	1.00	A 1.00	R03 0.80			173,310

TOTAL	40,162 SF	ZONING	2	FRNT	293
Nbhd	BDALE	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	173,300	153,400
BUILDING	318,600	287,600
DETACHED	0	0
OTHER	0	0
TOTAL	**491,900**	**441,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/05/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/5/2022	SL
LIST	12/5/2022	VER
REVIEW	12/5/2022	SL

YEAR BLT	1999	SIZE ADJ	1.010
NET AREA	1,728	DETAIL ADJ	1.000
$NLA(RCN)	$225	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	0	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	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		37.57	32,458
A	BAS	L	BASE AREA	864	1999	204.29	176,509
A	USF	L	UPPER STORY FIN	864	1999	110.90	95,819
A	ATF	N	ATTIC FINISH	864		62.57	54,059
B	WDK	N	WOOD DECK	384		22.00	8,450
	F31	O	FPL 3S 1OP	1		10,325.70	10,326
	FIX	O	XTRA FIXTURES	5		2,193.92	10,970

TOTAL RCN	388,589

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		$318,600