

Key: 16869

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.199

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
EHMANN JAMES C & VALERIE A EHMANN PO BOX 55 BUZZARDS BAY, MA 02532				19.4-306-0				27 ARMORY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
EHMANN JAMES C & HANDY GEORGE A &				10/14/2004	A XX	100,000	19137-307 01220-0293				

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-23-484	07/27/2023	14	SOLAR	12,540			100	100
15751	08/26/2014	14	SOLAR	27,300			100	100
14318	05/06/2014	4	DETACH.STRUC	3,000	08/13/2014		100	100
06398	06/28/2006	2	ADDITIONS	35,000	06/30/2007	DB	100	100
04796	10/27/2004	1	NEW CONSTRUC	159,978	08/07/2006	TL	100	100

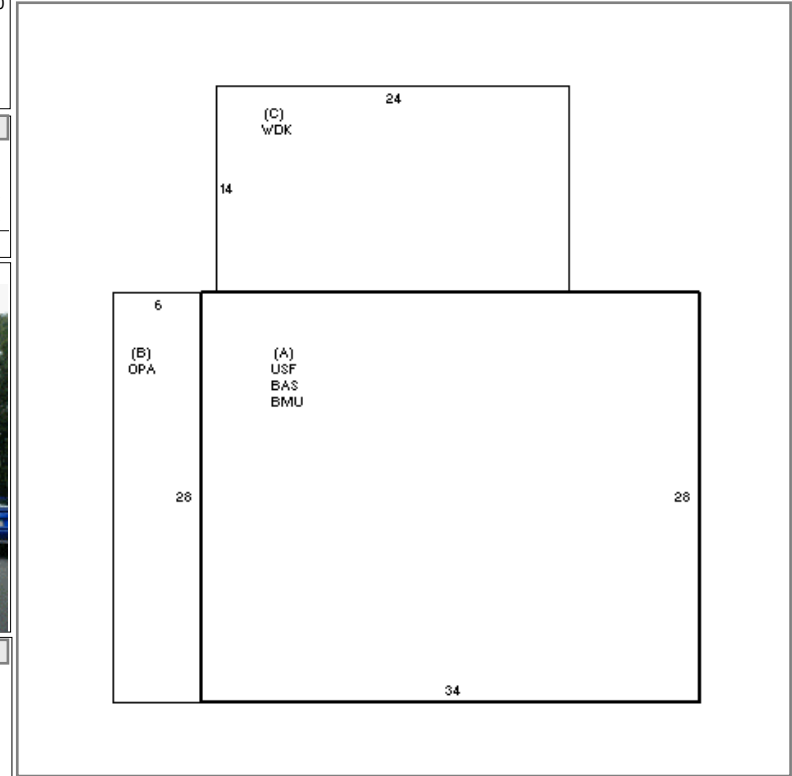
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	4	1.00	100	1.00	100	1.00	235,700	1.00	A	1.00	R02	1.00		216,390
300	A	0.010	4	1.00	100	1.00	100	1.00	16,300	1.00	A	1.00	R02	1.00		160

TOTAL	40,407 SF	ZONING	1	FRNT	104	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	216,600	153,300			
Infl1	AVG		BUILDING	386,600	346,000			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
			TOTAL	605,300	501,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	10 0.90	10 X 12	2014	120	19.71	2,100



BUILDING	CD	ADJ	DESC	MEASURE	9/13/2022	SL
MODEL	1		RESIDENTIAL	LIST	9/13/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/26/2022	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2005	SIZE ADJ	1.010
NET AREA	1,904	DETAIL ADJ	1.000
\$NLA(RCN)	\$233	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	4	1.00	
BATHROOMS	3	1.00	
FIXTURES	14	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	100	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	952		39.44	37,552
EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	952	2005	214.51	204,212
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	952	2005	116.45	110,857
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	OPA	N	OPEN PORCH	168		70.70	11,877
FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	336		23.11	7,763
INT. FINISH	2	DRYWALL	1.00	BGF	N	BSMT GOOD FINIS	952		48.27	45,955	
HEATING/COOLING	1	FORCED AIR	1.00	FIX	O	XTRA FIXTURES	9		2,303.57	20,732	
FUEL SOURCE	2	GAS	1.00	KIT	O	EXTRA KITCHEN	1		5,433.40	5,433	
USE	0		1.00								

TOTAL RCN	444,382
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2006 / 16
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$386,600