

Key: 18559

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.396

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
VAZAL KIRK PO BOX 3162 BOURNE, MA 02532				39.0-264-0				671 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VAZAL KIRK DAVIS ELIZABETH HAMMOND				03/17/2006	QS XX	320,000	20830-266 03383-0126				

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-21-288 13315	04/21/2021 05/15/2013	6 1	FENCE NEW CONSTRUC	5,495 203,546	09/30/2015	SW	100 100	100 100

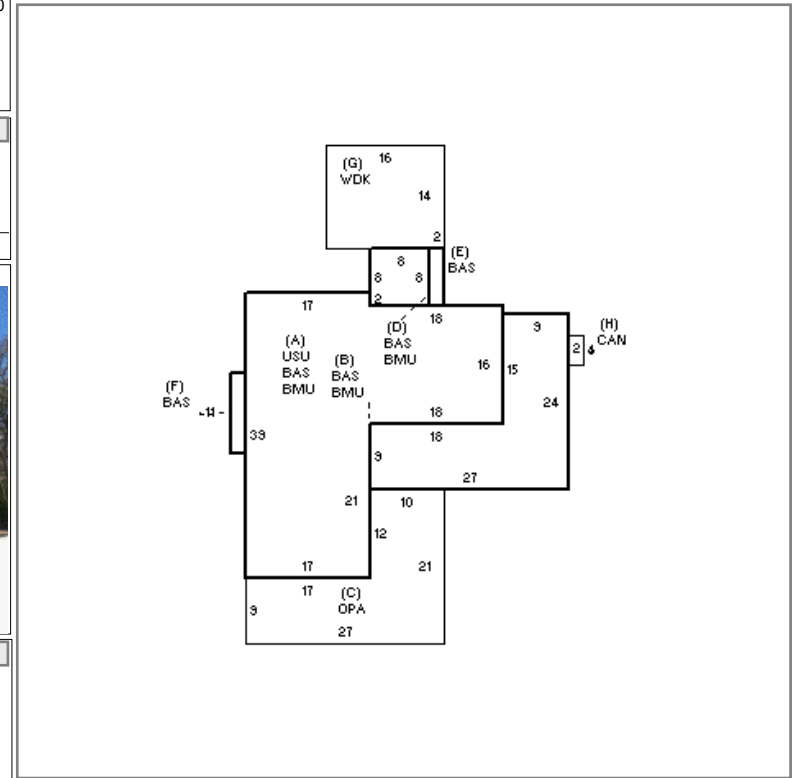
LEGAL LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100 300	S A	40,000 0.001	11 11	1.00 1.00	100 100	1.00 1.00	1.00 1.00	A A	1.00 1.00	R03 R03	0.95 0.95	205,570 20

TOTAL	40,030 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE				LAND	205,600	182,000
Infl1	AVG		BUILDING	469,800	415,800			
N_Index	AVG		DETACHED	2,300	2,200			
						OTHER	0	0
						TOTAL	677,700	600,000

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	V	1.30	10 0.90 12X10	2015	120	21.35	2,300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/5/2018	BC
MODEL	1		RESIDENTIAL	LIST	4/5/2018	BC
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW		
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	2013	SIZE ADJ	1.015
NET AREA	1,431	DETAIL ADJ	1.000
\$NLA(RCN)	\$346	OVERALL	1.140

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	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	1	WOOD SHINGLE	1.02
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	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,393		40.66	56,641
A	USU	N	UPPER STORY UNF	951		58.32	55,467
C	OPA	N	OPEN PORCH	363		74.91	27,191
+	BAS	L	BASE AREA	1,431	2013	233.50	334,142
G	WDK	N	WOOD DECK	224		32.96	7,384
H	CAN	N	CANOPY	8		19.73	158
FIX	O		XTRA FIXTURES	5		2,710.58	13,553

TOTAL RCN	494,535
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2014 / 8
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95

RCNLD \$469,800