Key: 2779

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2,808

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ONEILL WILLIAM F ETUX KATHLEEN SARGENT-ONEILL 52 NYE LANE BUZZARDS BAY, MA 02532	14.4-30-0	52 NYE LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ONEILL WILLIAM F ETUX	10/06/2003	QS	505,000	(170822)
LINDBERG CHARLES B &		XX		(38062)

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

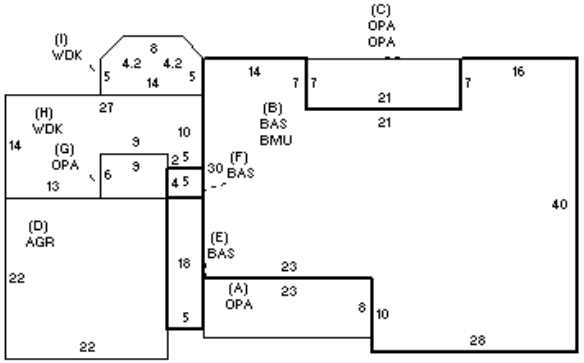
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-189	03/17/2021	3	ALT/RENO	17,840			100	100
		12	CYCLICAL		03/18/2018	BC	100	100
08437	08/15/2008	3	ALT/RENO	11,000	03/18/2018	BC	100	100
05167	03/21/2005	4	DETACH.STRUC	35,000	09/21/2006	DB	100	100
03661	09/16/2003	4	DETACH.STRUC	1,000	06/04/2004	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,000	4 1.00	100 1.00	100 1.00	388,905	1.18	A 1.00	BEX 1.65			336,320

TOTAL	32,017 SF	ZONING	1	FRNT	110
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	336,300	297,700
BUILDING	409,300	362,200
DETACHED	0	0
OTHER	0	0
TOTAL	**745,600**	**659,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	8 X 8			0.00	

PHOTO 01/01/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/18/2018	BC
LIST	3/18/2018	EST
REVIEW	8/8/2018	DB

YEAR BLT	1967	SIZE ADJ	1.010
NET AREA	1,773	DETAIL ADJ	1.000
$NLA(RCN)	$289	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	45	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	11	HT WATER CL AIR	1.05
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	OPA	N	OPEN PORCH	532		61.82	32,887
B	BMU	N	BSMT UNFINISHED	1,663		31.15	51,796
B	BAS	L	BASE AREA	1,663	1967	186.04	309,389
D	AGR	N	ATT GARAGE	484		64.92	31,422
+	BAS	L	BASE AREA	110	1967	186.04	20,465
+	WDK	N	WOOD DECK	407		22.44	9,132
	BMF	N	BSMT FINISH	1,000		36.46	36,458
	F12	O	FPL 1S 2OP	1		8,844.40	8,844
	FIX	O	XTRA FIXTURES	5		2,236.94	11,185

TOTAL RCN	511,579

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	1999 / 23		
COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80
RCNLD			$409,300