

Key: 2917

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.954

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER   |  |  |  |  |  |  |  |  |  | PARCEL ID  |    |            | LOCATION      |  |  |  |
|---|--|--|--|--|--|--|--|--|--|------------|----|------------|---------------|--|--|--|
| BACH CHRISTOPHER & MONICA BACH<br>69 DESERET DR<br>BOURNE, MA 02532 |  |  |  |  |  |  |  |  |  | 15.0-127-0 |    |            | 69 DESERET DR |  |  |  |
| TRANSFER HISTORY  |  |  |  |  |  |  |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert)  |  |  |  |
|   |  |  |  |  |  |  |  |  |  | 09/17/2021 | QS | 649,900    | 34482-309     |  |  |  |
|   |  |  |  |  |  |  |  |  |  | 03/01/2013 | QS | 370,000    | 27172-139     |  |  |  |
|   |  |  |  |  |  |  |  |  |  | 10/25/2012 | U  | 277,000    | 26795-226     |  |  |  |

| 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    | %   |
| 14085  | 02/18/2014 | 2             | ADDITIONS     | 20,000  | 10/07/2015 | SW | 100    | 100 |
| 13501  | 08/01/2013 | 9             | DECK          |         | 10/07/2015 | SW | 100    | 100 |
| 06049  | 01/25/2006 | 4             | DETACH.STRUC  | 3,400   | 02/23/2006 | TL | 100    | 100 |
| 05255  | 04/25/2005 | 1             | NEW CONSTRUCT | 179,500 | 10/07/2005 | TL | 100    | 100 |

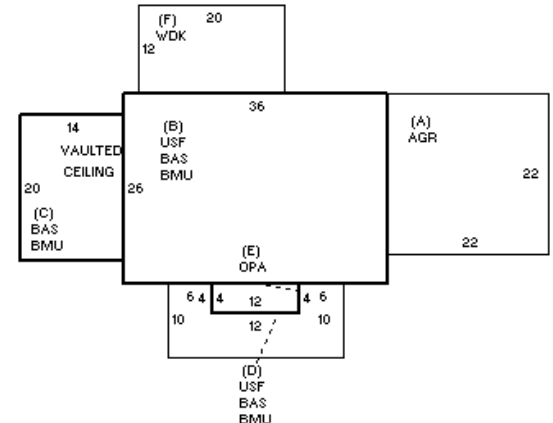
| CD  | T | AC/SF/UN | Nbhd | Inf1 | N Index | ADJ BASE | SAF  | Topo | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|---------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 25,192 4 | 1.00 | 100  | 1.00    | 259,270  | 1.42 | A    | 1.00 | R07 | 1.10       | 212,470   |

| TOTAL   | 25,178 SF | ZONING                                | 1            | FRNT           | 284            | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|---------------------------------------|--------------|----------------|----------------|----------|---------|----------|
| Nbhd    | BBAY      | NOTE<br>80' frontage on Settler's Way | LAND         | 212,500        | 205,100        |          |         |          |
| Inf1    | AVG       |                                       | BUILDING     | 464,600        | 415,900        |          |         |          |
| N_Index | AVG       |                                       | DETACHED     | 2,100          | 2,000          |          |         |          |
|         |           |                                       | OTHER        | 0              | 0              |          |         |          |
|         |           |                                       | <b>TOTAL</b> | <b>679,200</b> | <b>623,000</b> |          |         |          |

| TY  | QUAL | COND         | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|-------|
| SHF | A    | 1.00 10 0.90 | 10 X 14  |    | 140   | 16.42     | 2,100 |



| BUILDING | CD | ADJ  | DESC              | MEASURE | 10/7/2015 | SW |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 10/7/2015 | SW |
| STYLE    | 5  | 1.00 | COLONIAL [100%]   | REVIEW  | 10/7/2015 | SW |
| QUALITY  | +  | 1.05 | AVERAGE + [100%]  |         |           |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |    |



| YEAR BLT   | 2005  | SIZE ADJ   | 1.005 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S   | BAT | T             | DESCRIPTION     | UNITS | YB       | ADJ PRICE | RCN     | TOTAL RCN      | 534,069    |            |  |
|------------|-------|------------|-------|-----------------|----|----------------|------|-----|-----|---------------|-----------------|-------|----------|-----------|---------|----------------|------------|------------|--|
| NET AREA   | 2,248 | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | FLR/WALL(FULL) | 1.00 | A   | AGR | N             | ATT GARAGE      | 484   |          | 67.83     | 32,829  | CONDITION ELEM | CD         |            |  |
| \$NLA(RCN) | \$238 | OVERALL    | 1.040 | EXT COVER       | 4  | VINYL          | 1.00 | +   | BMU | N             | BSMT UNFINISHED | 1,264 |          | 35.06     | 44,315  | EXTERIOR       | A          |            |  |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | +   | BAS | L             | BASE AREA       | 1,264 | 2005     | 206.30    | 260,766 | INTERIOR       | A          |            |  |
|            |       |            |       | ROOF COVER      | 1  | ASPH/COMP SHIN | 1.00 | +   | USF | L             | UPPER STORY FIN | 984   | 2005     | 118.14    | 116,252 | KITCHEN        | A          |            |  |
|            |       |            |       | FLOOR COVER     | 1  | HARDWOOD       | 1.02 | E   | OPA | N             | OPEN PORCH      | 192   |          | 71.73     | 13,772  | BATHS          | A          |            |  |
|            |       |            |       | INT. FINISH     | 2  | DRYWALL        | 1.00 | F   | WDK | N             | WOOD DECK       | 240   |          | 28.42     | 6,822   | HEAT           | A          |            |  |
|            |       |            |       | HEATING/COOLING | 2  | HOT WATER      | 1.02 | BMF | N   | BSMT FINISH   | 650             |       | 48.08    | 31,255    | ELECT   | A              |            |            |  |
|            |       |            |       | FUEL SOURCE     | 2  | GAS            | 1.00 | FIX | O   | XTRA FIXTURES | 9               |       | 2,337.10 | 21,034    |         |                |            |            |  |
|            |       |            |       | USE             | 0  |                | 1.00 | GFP | O   | GAS FIREPLACE | 1               |       | 7,023.70 | 7,024     |         |                |            |            |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | EFF.YR/AGE | 2006 / 16  |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | COND       | 13 13 %    |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | FUNC       | 0          |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | ECON       | 0          |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | DEPR       | 13 % GD 87 |  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                | RCNLD      | \$464,600  |  |