

Key: 295

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 292

LEGALS

LAND

DETACHED

BUILDING

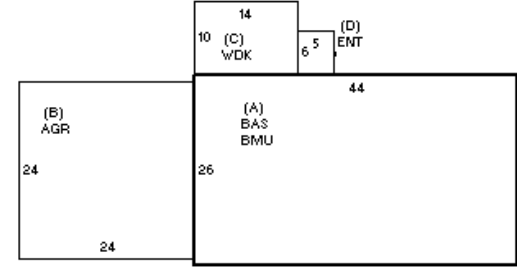
CURRENT OWNER		PARCEL ID		LOCATION	
KESSLER JAMES S & C/O KESSLER JAMES S & ROSEMARY 11 LORD HAYFORD RD BOURNE, MA 02532		3.0-170-0		11 LORD HAYFORD RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
KESSLER JAMES S & ROSEMARY		04/25/2023	F	1 35748-308	
KESSLER JAMES S &		01/09/2018	F	1 31011-343	
KESSLER JAMES &		12/28/2017	QS	320,000	30990-88

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 %
19752	08/15/2019	3	ALT/RENO	2,125			100 100
		12	CYCLICAL		01/18/2018	TL	100 100
15236	04/15/2015	3	ALT/RENO	7,500	05/06/2015		100 100
970316	06/19/1997	4	DETACH.STRUC	2,000	04/06/1998	JS	100 100
920230	05/20/1992	1	NEW CONSTRUC	26,000	01/19/1993	JS	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,947 3	1.00	100	1.00	212,130	1.65	A	1.00	R05	0.90	167,840

TOTAL	20,952 SF	ZONING	2	FRNT	81	ASSESSED	CURRENT	PREVIOUS
Nbhd	BDALE	NOTE	LAND	167,800	165,100			
Infl1	AVG		BUILDING	279,400	247,200			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
			TOTAL	449,300	414,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 10 0.90	12 X 12		144	16.42	2,100



BUILDING	CD	ADJ	DESC	MEASURE	1/18/2018	TL
MODEL	1		RESIDENTIAL	LIST	1/26/2018	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	1/26/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1992	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,144	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$309	OVERALL	1.000	EXT COVER	1	WOOD SHINGLE	1.02
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	
ROOMS	5	1.00	FLOOR COVER	35	W/W-VINYL	1.00	
BEDROOMS	3	1.00	INT. FINISH	2	DRYWALL	1.00	
BATHROOMS	2	1.00	HEATING/COOLING	9	WARM-COOL AIR	1.03	
FIXTURES	11	1.00	FUEL SOURCE	2	GAS	1.00	
GARAGE CAPACITY	2	1.00	USE	0		1.00	
% BSMT FINISH	0	1.00					
# OF HALF BATHS	1	1.00					
# OF UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	353,681
A	BMU	N	BSMT UNFINISHED	1,144		37.01	42,342	CONDITION ELEM	CD
A	BAS	L	BASE AREA	1,144	1992	194.85	222,903	EXTERIOR	A
B	AGR	N	ATT GARAGE	576		62.73	36,134	INTERIOR	A
C	WDK	N	WOOD DECK	140		40.11	5,615	KITCHEN	A
D	ENT	N	ENCLOSED ENTRY	30		85.80	2,574	BATHS	A
	BMF	N	BSMT FINISH	884		35.23	31,143	HEAT	A
	FIX	O	XTRA FIXTURES	6		2,161.62	12,970	ELECT	A
EFF.YR/AGE								1998 / 24	
COND								21 21 %	
FUNC								0	
ECON								0	
DEPR								21 % GD 79	
RCNLD								\$279,400	