

Key: 3007

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.044

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HAYLON ANNE MARIE BERRIDGE 40 HIGH RIDGE DR BOURNE, MA 02532				15.0-217-0				40 HIGH RIDGE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HAYLON ANNE MARIE BERRIDGE				07/12/2021	QS	525,000	34285-286				
DEFOREST ROBERT R				10/15/2013	F		27756-65+66				
DEFOREST ROBERT R &				11/17/2000	QS	199,110	13373-157				

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	%
03465	07/14/2003	3	ALT/RENO		06/10/2022	SL	100	100
03325	06/02/2003	4	DETACH.STRUC	2,500	06/02/2004	JS	100	100
200433	07/18/2000	2	ADDITIONS	25,000	06/02/2004	JS	100	100
		1	NEW CONSTRUCT	114,000	11/17/2000	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,200	4	1.00	100	1.00	100	1.00	259,270	1.70	A	1.00	R07	1.10			203,850

TOTAL	20,168 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	203,900	196,800			
Infl1	AVG		BUILDING	370,600	347,700			
N_Index	AVG		DETACHED	2,300	2,200			
			OTHER	0	0			
			<b>TOTAL</b>	<b>576,800</b>	<b>546,700</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	+	1.10	10 0.90	10 X 14	2003	140	18.06	2,300

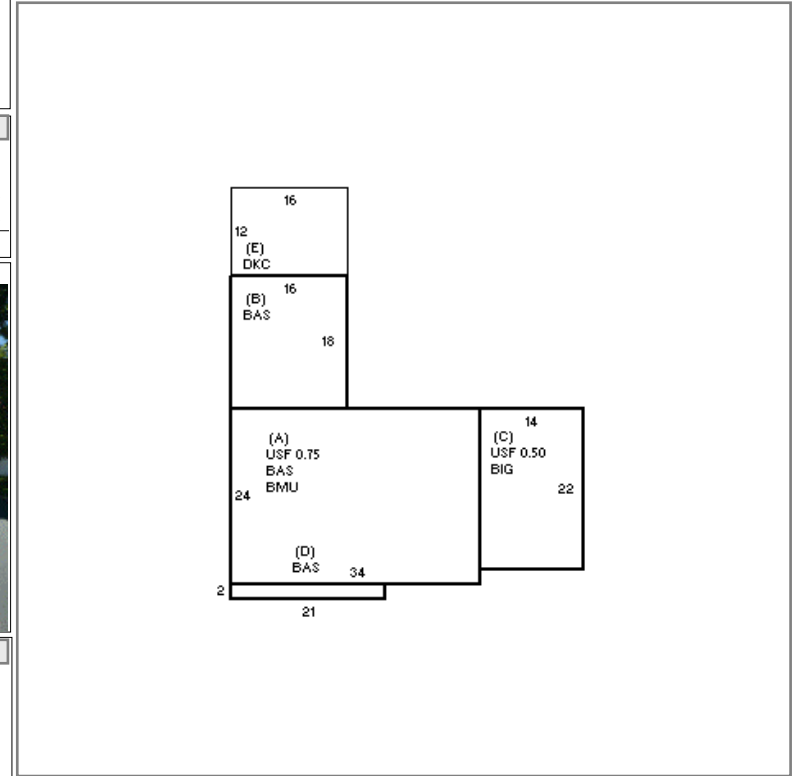


BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/10/2022	SL
MODEL	1		RESIDENTIAL	LIST	6/10/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	9/27/2023	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,912	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		42.54	34,711
\$NLA(RCN)	\$234	OVERALL	1.100	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	766	2000	126.84	97,162
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	288	2003	223.94	64,494
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BIG	N	BUILT-IN GARAGE	308		103.29	31,813
				FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	858	2000	223.94	192,139
				INT. FINISH	2	DRYWALL	1.00	E	DKC	N	DECK-COMPOSITE	192		73.24	14,063
				HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	XTRA FIXTURES	3		2,484.37	7,453	
				FUEL SOURCE	2	GAS	1.00	MST	O	MAS/METAL STACK	1		4,655.70	4,656	
				USE	0		1.00								

TOTAL RCN	446,490	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	A
		KITCHEN	A
		BATHS	A
		HEAT	A
		ELECT	A



EFF.YR/AGE	2002 / 20
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$370,600