

Key: 3010

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.047

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
BASS MATTHEW P & BRIDGETTE C BASS 34 HIGH RIDGE DR BOURNE, MA 02532-5668				15.0-220-0				34 HIGH RIDGE DR				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				BASS MATTHEW P & COHEN DAVID H NIGHTINGALE LIMITED DIV C				04/02/2001	QS	230,000	13691-52	
						09/10/1999	QS	169,900	12531-265			
						09/10/1999	B	40,000	12531-263			

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	%
16164	03/07/2016	14	SOLAR	27,375			100	100
16036	01/19/2016	14	SOLAR	13,000			100	100
151057	11/16/2015	4	DETACH.STRUC	4,492			100	100
990249	05/17/1999	1	NEW CONSTRU	93,000	11/03/1999	MS	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	A	1.00	R07	1.10	203,850

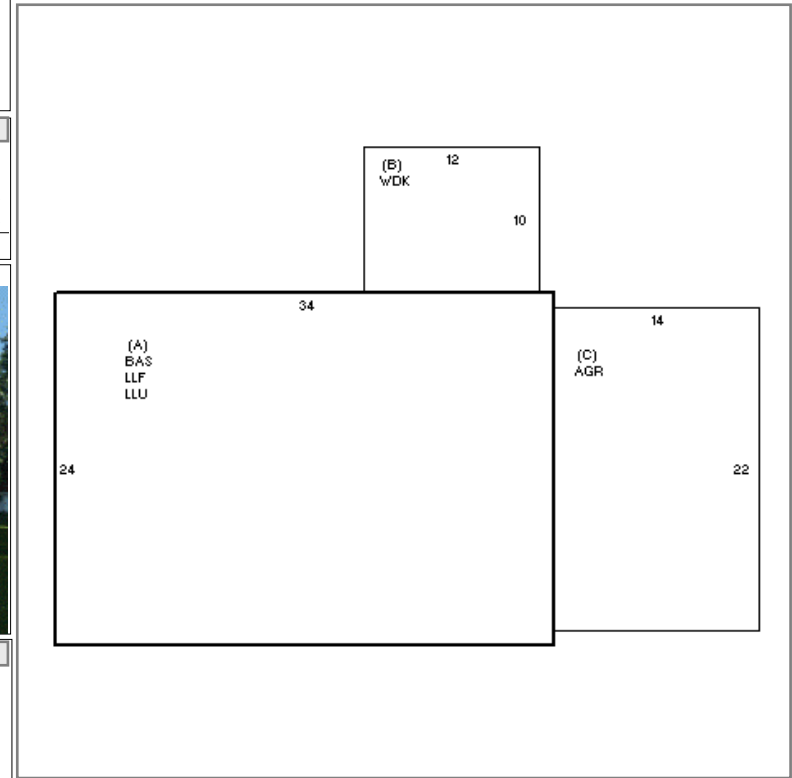
TOTAL	20,168 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	203,900	196,800			
Infl1	AVG		BUILDING	264,900	237,200			
N_Index	AVG		DETACHED	4,600	4,300			
			OTHER	0	0			
			TOTAL	473,400	438,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	E	1.90 10 0.90	12 X 14	2016	168	30.30	4,600



BUILDING	CD	ADJ	DESC	MEASURE	7/25/2023	SL
MODEL	1		RESIDENTIAL	LIST	7/25/2023	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	7/25/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,632	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	816		36.36	29,667
\$NLA(RCN)	\$189	OVERALL	1.070	EXT COVER	4	VINYL	1.00	A	LLF	L	LOWER LEVEL FIN	816	1999	61.87	50,488
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	816	1999	225.02	183,618
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	120		44.84	5,381
				FLOOR COVER	1	HARDWOOD	1.02	C	AGR	N	ATT GARAGE	308		79.20	24,393
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	3		2,416.60	7,250
				HEATING/COOLING	11	HT WATER CL AIR	1.05		GFP	O	GAS FIREPLACE	1		7,262.30	7,262
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								



MEASURE	7/25/2023	SL
LIST	7/25/2023	EST
REVIEW	7/25/2023	SL

TOTAL RCN	308,059	CONDITION ELEM	CD
EXTERIOR			A
INTERIOR			A
KITCHEN			G
BATHS			G
HEAT			A
ELECT			A
EFF.YR/AGE	2005 / 17		
COND	14	14 %	
FUNC	0		
ECON	0		
DEPR	14	% GD	86
RCNLD	\$264,900		