

Key: 3025

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.062

LEGALS

LAND

DETACHED

BUILDING

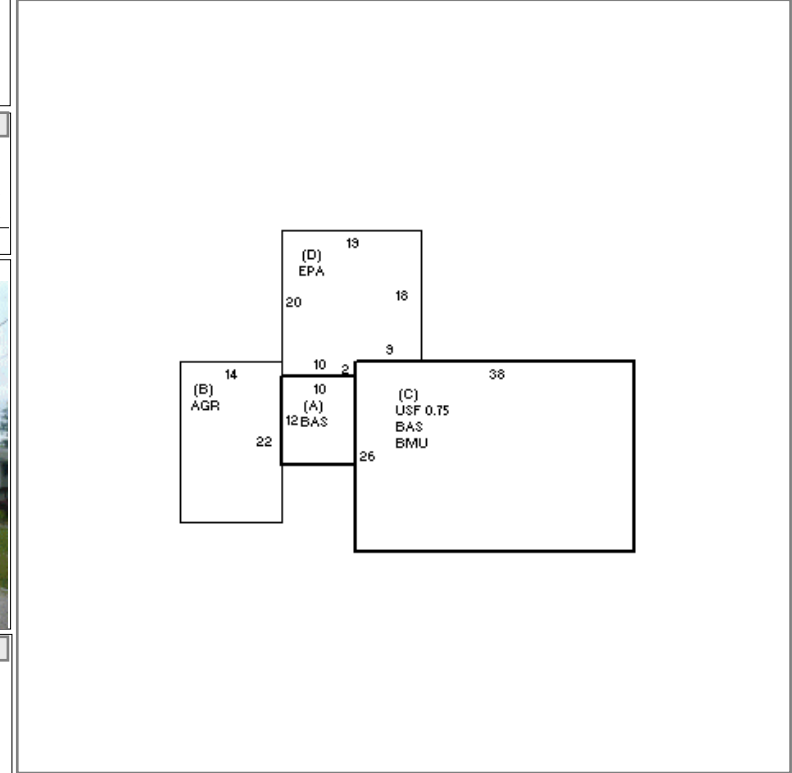
CURRENT OWNER				PARCEL ID				LOCATION			
KELLY BRIAN G ETUX JUDY M KELLY 15 RESERVOIR ST UNIT 47 MANSFIELD, MA 02048				15.3-7-0				31 LITTLE BAY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
KELLY BRIAN G ETUX				04/12/2019	QS	465,000 (219113)					
VEKOS EVA P				06/29/2010	QS	500,000 (192549)					
PRIZIO EILEEN &				03/27/1995	A	74,015 (136741)					

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	%
B-22-391	02/03/2023	3	ALT/RENO		06/07/2023	SL	100	100
20312	04/21/2020	2	ADDITIONS	128,000	06/07/2023	SL	49	0
19562	06/28/2019	4	DETACH.STRUC		03/28/2022		100	100
11339	06/24/2011	15	INSULATE/WEA	4,900	03/28/2022		100	100
		9	DECK	2,200	07/22/2011		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,600 4	1.00	100	1.00	100	1.00	A	1.00	BVG	1.50	278,920

TOTAL	20,604 SF	ZONING	1	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	278,900	246,900			
Infl1	AVG		BUILDING	367,800	313,000			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
			TOTAL	648,800	561,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10 0.90	10 X 12	2020	120	19.71	2,100



BUILDING	CD	ADJ	DESC	MEASURE	6/7/2023	SL
MODEL	1		RESIDENTIAL	LIST	8/30/2019	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	6/30/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1968	SIZE ADJ	1.010
NET AREA	1,849	DETAIL ADJ	1.000
\$NLA(RCN)	\$243	OVERALL	1.140
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		1.00
BEDROOMS	4		1.00
BATHROOMS	2		1.00
FIXTURES	8		1.00
GARAGE CAPACITY	1		1.00
% BSMT FINISH	0		1.00
# OF HALF BATHS	0		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	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,108	1968	221.03	244,901
B	AGR	N	ATT GARAGE	308		80.36	24,752
C	BMU	N	BSMT UNFINISHED	988		41.99	41,482
C	USF	L	UPPER STORY FIN	741	1968	125.19	92,769
D	EPA	N	ENCLOSED PORCH	362		75.11	27,190
	F21	O	FPL 2S 1OP	1		10,142.70	10,143
	FIX	O	XTRA FIXTURES	3		2,452.10	7,356

TOTAL RCN	448,592
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	U
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0 uc
ECON	0
DEPR	18 % GD 82
RCNLD	\$367,800