

Key: 3028

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.065

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FRIEDMAN EVELYN J 16 COPLEY ST BOSTON, MA 02119				15.3-10-0				19 LITTLE BAY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRIEDMAN EVELYN J				06/10/2022	O	515,000	(230205)				
MULVEY JAMES A ESTATE OF				12/20/2021	N		(133300)				
MULVEY JAMES A				03/24/1994	A	100	(133300)				

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-22-261	09/28/2022	3	ALT/RENO	125,000	10/30/2023	SL	100 100
191219	12/30/2019	3	ALT/RENO	7,500			100 100
18565	07/03/2018	3	ALT/RENO	7,500			100 100
980033	01/26/1998	10	WOODSTOVE	90	01/27/1999	JS	100 100
910051	02/27/1991	2	ADDITIONS	3,500	03/01/1992	HS	100 100

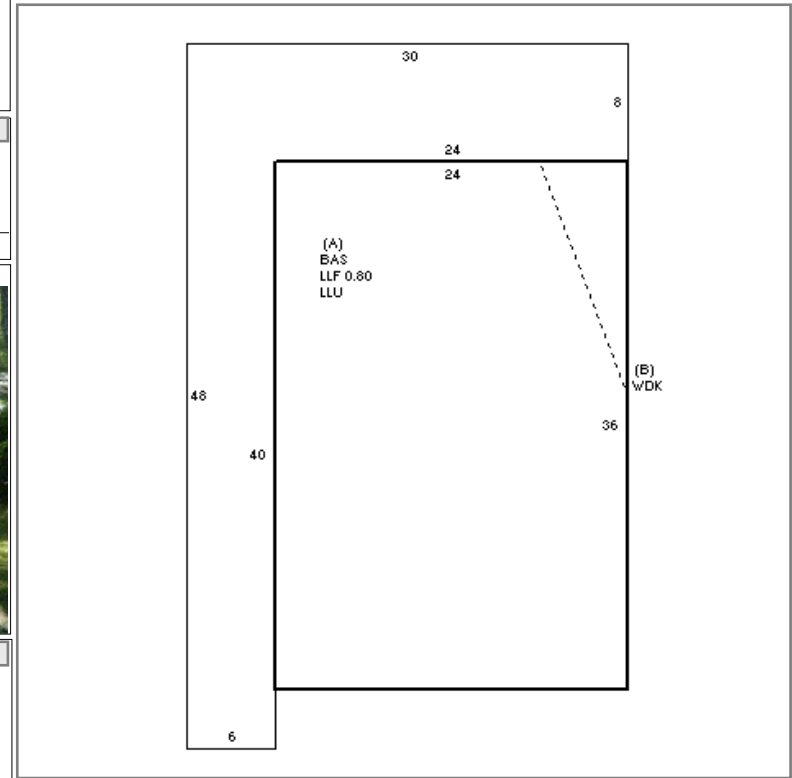
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,900	4	1.00	100	1.00	100	1.00	353,550	1.79	A	1.00	BVG	1.50			274,920

TOTAL	18,905 SF	ZONING	1	FRNT	122	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	274,900	243,300			
Infl1	AVG		BUILDING	242,400	162,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>517,300</b>	<b>405,300</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	10/6/2023	SL
MODEL	1		RESIDENTIAL	LIST	10/30/2023	SL
STYLE	1	0.95	RANCH [100%]	REVIEW	10/30/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1969	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,555	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	864		32.68	28,238
\$NLA(RCN)	\$169	OVERALL	1.010	EXT COVER	2	CLAPBOARD	1.00	A	LLF	L	LOWER LEVEL FIN	691	1969	62.95	43,495
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	864	1969	202.29	174,779
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	480		21.79	10,459
				FLOOR COVER	1	HARDWOOD	1.02		FIX	O	XTRA FIXTURES	3		2,172.47	6,517
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOLING	8	HEAT PUMP	1.04								
				FUEL SOURCE	3	ELECTRIC	1.00								
				USE	0		1.00								

TOTAL RCN	263,489	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			G
KITCHEN			G
BATHS			G
HEAT			U
ELECT			U
EFF.YR/AGE	2011 / 11		
COND	8 8 %		
FUNC	0		
ECON	0		
DEPR	8 % GD	92	
RCNLD		\$242,400	