Key: 3038

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,075

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ROONEY BRIAN ETUX ASHLEY ROONEY 4 VENN LN BOURNE, MA 02532	15.3-20-0	4 VENN LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ROONEY BRIAN ETUX	07/21/2016	QS	280,000	(210182)
MALONEY BRIAN P	07/21/2016	F	1	(181234)
MALONEY PATRICIA	03/01/2016	F	1	(181234)

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	%
EXB-21-127	03/02/2021	15	INSULATE/WEA	3,034			100	100
950355	07/25/1995	9	DECK	2,700	07/22/1996	JS	100	100
930588	11/05/1993	3	ALT/RENO	25,000	03/07/1994	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,764	4 1.00	100 1.00	100 1.00	235,700	2.93	A 1.00	R03 1.00			170,510

TOTAL	10,759 SF	ZONING	1	FRNT	87

Nbhd	BBAY
Infl1	AVG
N_Index	AVG

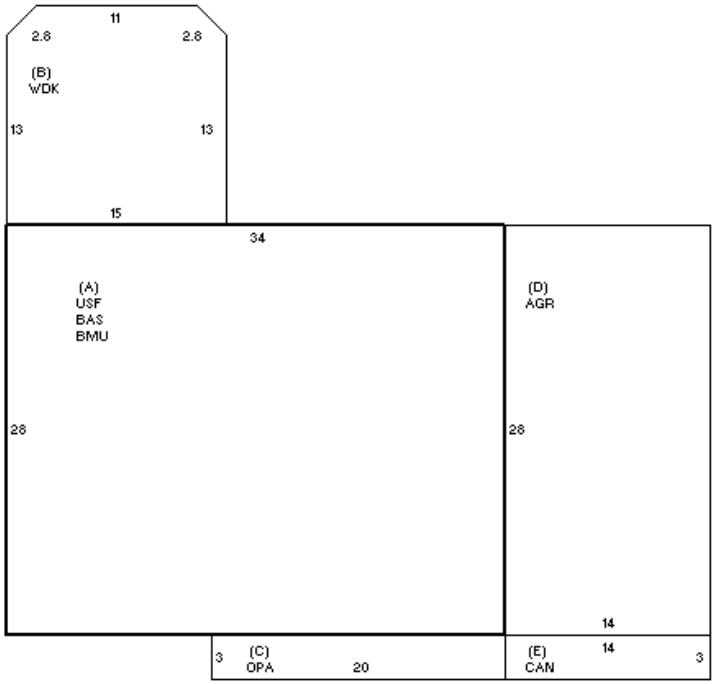
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	170,500	150,900
BUILDING	301,200	266,500
DETACHED	0	0
OTHER	0	0
TOTAL	**471,700**	**417,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/12/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/19/2017	DB
LIST	5/19/2017	EST
REVIEW		

YEAR BLT	1966	SIZE ADJ	1.010
NET AREA	1,904	DETAIL ADJ	1.000
$NLA(RCN)	$208	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	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	13	HARDWOOD-W/W	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	952		38.30	36,465
A	BAS	L	BASE AREA	952	1966	208.30	198,301
A	USF	L	UPPER STORY FIN	952	1966	113.08	107,648
B	WDK	N	WOOD DECK	221		27.21	6,013
C	OPA	N	OPEN PORCH	60		80.50	4,830
D	AGR	N	ATT GARAGE	392		73.31	28,739
E	CAN	N	CANOPY	42		14.33	602
	F21	O	FPL 2S 1OP	1		9,253.00	9,253
	FIX	O	XTRA FIXTURES	2		2,236.85	4,474

TOTAL RCN	396,323

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD		$301,200