

Key: 3316

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.358

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER								PARCEL ID				LOCATION			
MCDONALD SUSAN 132 PURITAN RD BUZZARDS BAY, MA 02532								19.2-6-0				132 PURITAN RD			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
MCDONALD SUSAN								07/26/2012	QS	210,000	(197760)				
KARL JAMIE D ETUX								08/25/2006	QS	285,000	(180946)				
KOGUT AMY G								07/23/2004	QS	266,000	(173829)				

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	%
PL-21-270	09/23/2021	3	ALT/RENO	16,000	05/03/2022		100	100
EXB-21-528	08/02/2021	3	ALT/RENO	5,864			100	100
EXB-21-474	07/13/2021	15	INSULATE/WEA	3,097			100	100
990554	09/20/1999	3	ALT/RENO	935	08/29/2001	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	10,320	4	1.00	100	1.00	100	1.00	247,485	3.04	A	1.00	R05	1.05			178,310

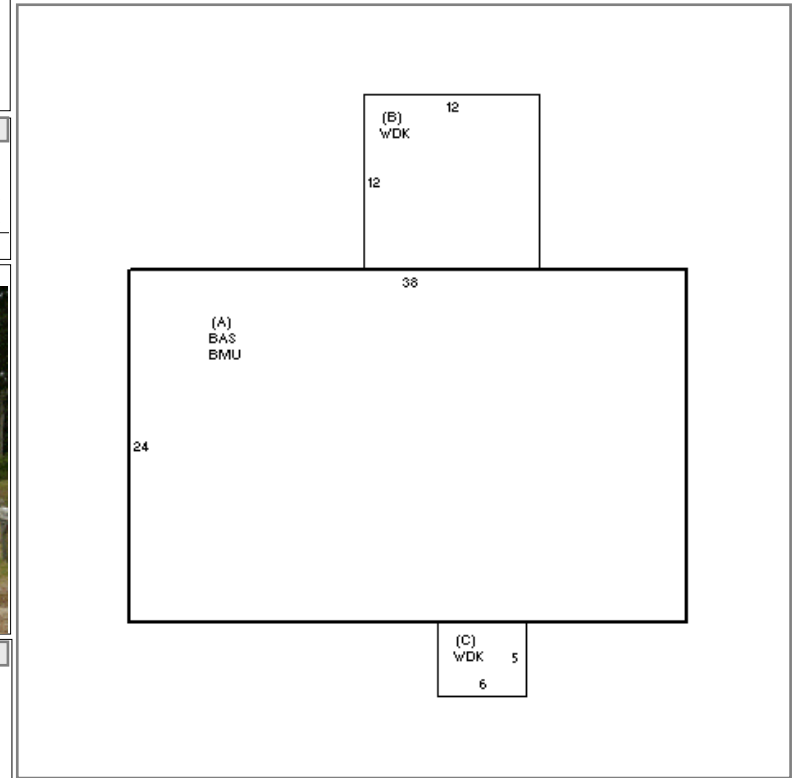
TOTAL	10,324 SF	ZONING	1	FRNT	103	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE deeded beach rights	LAND	178,300	157,800			
Infl1	AVG		BUILDING	206,100	182,400			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
			<b>TOTAL</b>	<b>386,200</b>	<b>341,900</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	10 X 12		120	16.42	1,800



BUILDING	CD	ADJ	DESC	MEASURE	7/26/2021	TL
MODEL	1		RESIDENTIAL	LIST	7/26/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/26/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1957	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	234,189
NET AREA	912	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	912		37.57	34,260		
\$NLA(RCN)	\$257	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	912	1957	204.29	186,316		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	174		36.03	6,270		
				ROOF COVER	1	ASPH/COMP SHIN	1.00		BMG	O	BSMT GARAGE	1		7,343.30	7,343		
				FLOOR COVER	1	HARDWOOD	1.02										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										



CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

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

EFF.YR/AGE	2007 / 15	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88

RCNLD	\$206,100
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