

Key: 3328

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.370

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
WALSH CHRISTOPHER A 10 WALL ST BUZZARDS BAY, MA 02532		19.2-18-0		10 WALL ST	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
WALSH CHRISTOPHER A		10/20/2009	QS	250,000	(189819)
WATSON JENNIFER M TR OF T		02/15/2008	F	100	(185238)
WATSON JENNIFER M		07/30/1992	QS	81,000	(127370)

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 %
19220	03/28/2019	3	ALT/RENO	3,000			100 100
200395	06/29/2000	4	DETACH.STRUC	260	04/26/2001	TL	100 100

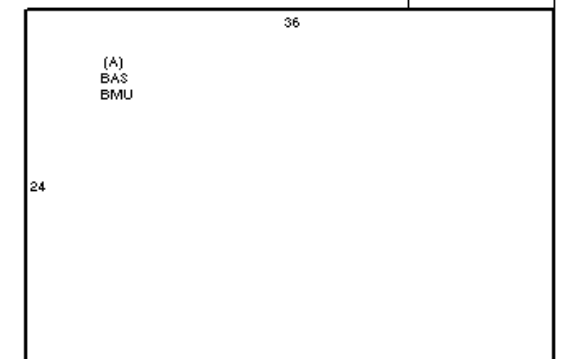
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,000 4	1.00	100	1.00	100	1.00	247,485	3.13	A	1.00	R05 1.05	177,780

TOTAL	10,019 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	177,800	157,300			
Infl1	AVG		BUILDING	159,000	140,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	336,800	298,100			

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wDK

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	RP
MODEL	1		RESIDENTIAL	LIST	7/9/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/9/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1957	SIZE ADJ	1.020
NET AREA	864	DETAIL ADJ	1.000
\$NLA(RCN)	\$242	OVERALL	0.990
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	0	1.00	
% BSMT FINISH	1	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	4	VINYL	1.00
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	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		36.82	31,815
A	BAS	L	BASE AREA	864	1957	200.25	173,014
B	WDK	N	WOOD DECK	100		44.43	4,443

TOTAL RCN	209,272
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	\$159,000