

Key: 3429

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.469

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CURRENT OWNER										PARCEL ID				LOCATION			
BYRNE CHRISTOPHER G ETUX NANCY J BYRNE 19 QUAMHASSET RD BUZZARDS BAY, MA 02532										19.2-119-0				19 QUAMHASSET RD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
BYRNE CHRISTOPHER G ETUX										05/01/2015	QS	350,000	28839-35-58				
PARHAM PETER G & LLOYD SR										08/27/2008	F	100	23123-91				
PARHAM LLOYD & JUANITA A										05/19/1994	F	100	9197-157				

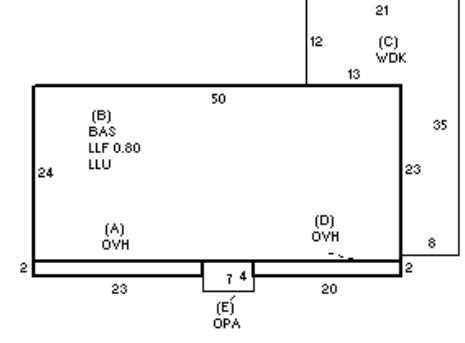
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-118	02/26/2021	15	INSULATE/WEA	3,988				
14561	04/18/2014	3	ALT/RENO	19,980	01/22/2015	TL	100	100
990153	04/07/1999	3	ALT/RENO	4,758	12/17/1999	MS	100	100
910107	04/01/1991	9	DECK	2,200	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	14,290 4	1.00	100	1.00	100	1.00					264,070

TOTAL	14,288 SF	ZONING	1	FRNT	112	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	264,100	233,700
Infl1	AVG		BUILDING	317,600	281,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	581,700	514,800			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	1/22/2015	TL
MODEL	1		RESIDENTIAL	LIST	1/22/2015	TL
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	5/28/2015	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1972	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	402.028
NET AREA	2,246	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OVH	L	OVERHANG	86	1972	192.93	16,592	CONDITION ELEM	CD
\$NLA(RCN)	\$179	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	B	LLU	N	LOWER LEVEL UNF	1,200		34.13	40,958	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	960	1972	58.09	55,763	INTERIOR	A
				ROOF COVER	1	ASP/COMP SHIN	1.00	B	BAS	L	BASE AREA	1,200	1972	204.50	245,401	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	436		22.75	9,921	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	E	OPA	N	OPEN PORCH	28		86.78	2,430	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	BMG	O	O	BSMT GARAGE	2		7,593.45	15,187	ELECT	A
				FUEL SOURCE	1	OIL	1.00	F12	O	O	FPL 1S 2OP	1		8,969.80	8,970		
				USE	0		1.00	FIX	O	O	XTRA FIXTURES	3		2,268.73	6,806		

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	80	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

EFF.YR/AGE	1998 / 24
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79

RCNLD	\$317,600
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