

Key: 3540

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.588

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
MCDONALD DONALD BRIAN & KATHRYN H MCDONALD 6 VAN BUMMEL RD BUZZARDS BAY, MA 02532-2945		19.3-106-0	6 VAN BUMMEL RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
			XX		02554-0316

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 %

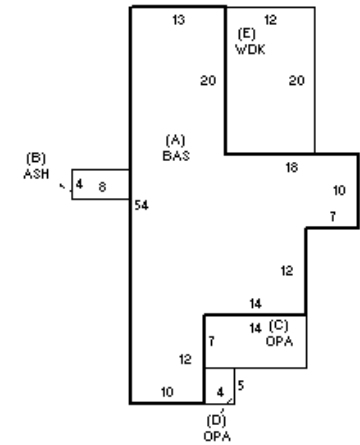
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,200 4	1.00	100	1.00	100	1.00	235,700	4.23	A	1.00	R03 1.00	164,920

TOTAL	7,187 SF	ZONING	1	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	164,900	146,000
Infl1	AVG		BUILDING	169,500	150,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	334,400	296,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/27/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/27/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/27/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1945	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	223,008
NET AREA	978	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	978	1945	200.25	195,843		
\$NLA(RCN)	\$228	OVERALL	0.990	EXT COVER	10	VERT BOARD	1.00	B	ASH	N	ATT SHED	32		25.12	804		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	118		69.28	8,175		
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	E	WDK	N	WOOD DECK	240		26.15	6,277		
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.02		CPC	O	CAPE CELLAR	1		3,813.00	3,813		
BEDROOMS	3	1.00		INT. FINISH	1	PLASTER	1.00		F11	O	FPL 1S 1OP	1		8,096.60	8,097		
BATHROOMS	1	1.00		HEATING/COOLING	2	HOT WATER	1.02										
BATHS	1	1.00		FUEL SOURCE	1	OIL	1.00										
FIXTURES	5	1.00		USE	0		1.00										
GARAGE CAPACITY	0	1.00															
% BSMT FINISH	0	1.00															
# OF HALF BATHS	0	1.00															
# OF UNITS	1	1.00															
																EFF.YR/AGE	1995 / 27
																COND	24 24 %
																FUNC	0
																ECON	0
																DEPR	24 % GD 76
																RCNLD	\$169,500