

Key: 3576

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.627

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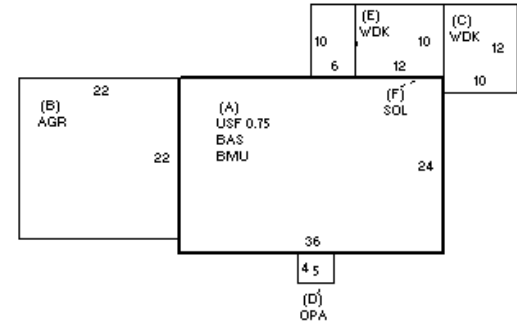
CURRENT OWNER				PARCEL ID				LOCATION				
LEBLANC RENELLE M 40 WASHINGTON AVENUE BUZZARDS BAY, MA 02532-3186				19.3-142-0				40 WASHINGTON AVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LEBLANC RENELLE M				02/12/1999	QS	166,000	12059-200					
WHITE CRAIG E				09/22/1998	P	30,000	11715-347					
GIBBS, SALLY LOUISE, ETAL				03/23/1994	J	1	N/A-N/A					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,710 4		1.00	1.00	235,700	2.94	A	1.00	R03	1.00	170,430

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-21-556	08/10/2021	3	ALT/RENO	8,870			100 100
17418	06/05/2017	9	DECK	14,600	01/08/2018	TL	100 100
16944	10/27/2016	3	ALT/RENO	3,995			100 100
15336	05/11/2015	14	SOLAR	12,000	06/11/2015		100 100
10722	12/03/2010	9	DECK	6,300			100 100

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TOTAL	10,716 SF	ZONING	1	FRNT	102	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	N O T E				LAND	170,400	150,800
Infl1	AVG		BUILDING	303,800	268,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	474,200	419,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	1/8/2018	TL
MODEL	1		RESIDENTIAL	LIST	1/8/2018	TL
STYLE	4	1.05	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1998	SIZE ADJ	1.010
NET AREA	1,512	DETAIL ADJ	1.000
\$NLA(RCN)	\$245	OVERALL	1.090
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		5	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		8	1.00
GARAGE CAPACITY		2	1.00
% BSMT FINISH		0	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	35	WW-VINYL	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	864		40.14	34,685
A	BAS	L	BASE AREA	864	1998	218.31	188,623
A	USF	L	UPPER STORY FIN	648	1998	119.70	77,568
B	AGR	N	ATT GARAGE	484		68.04	32,932
+	WDK	N	WOOD DECK	180		38.51	6,931
D	OPA	N	OPEN PORCH	20		104.64	2,093
F	SOL	N	SOLARIUM	120		113.06	13,568
FIX	O		XTRA FIXTURES	3		2,344.57	7,034
GFP	O		GAS FIREPLACE	1		7,045.80	7,046

TOTAL RCN	370,479
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$303,800