

Key: 3593

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.644

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
RUSSO BARBARA H 9 CROWS NEST DR BUZZARDS BAY, MA 02532				19.3-161-0				9 CROWS NEST DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RUSSO BARBARA H				07/28/2021	F	10	(227049)				
RUSSO BARBARA H				10/18/1994	QS	110,000	(135300)				

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 %
17081	01/31/2017	3	ALT/RENO	8,932	08/02/2022	SL	100 100
15003	01/06/2015	14	SOLAR	16,575			100 100
06035	01/18/2006	3	ALT/RENO	5,500	02/13/2006	TL	100 100
04339	05/24/2004	9	DECK	3,500	11/19/2004	TL	100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,700 4		100	1.00	235,700	2.22	A	1.00	R03	1.00	176,690

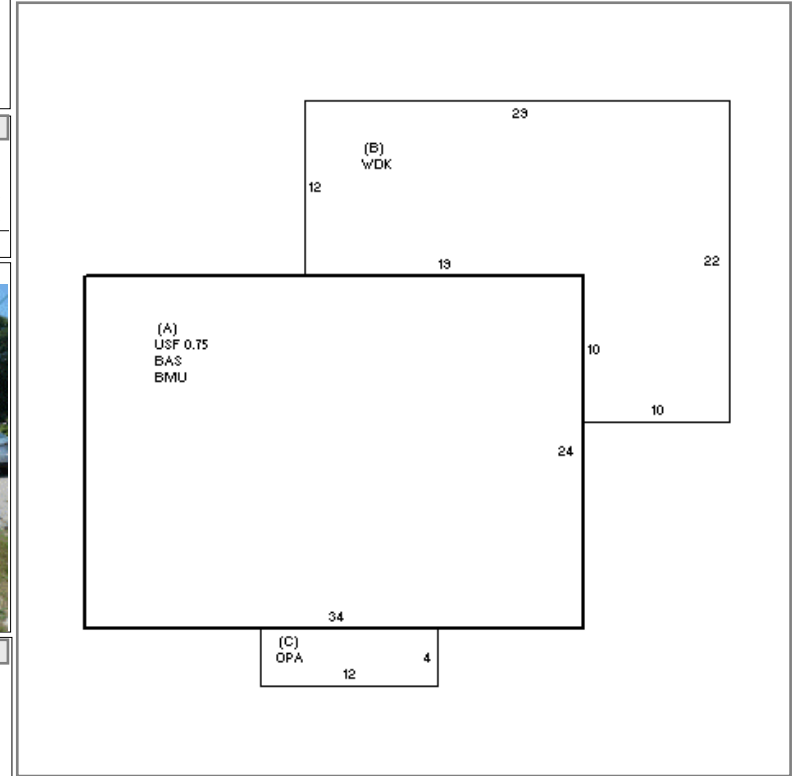
TOTAL	14,680 SF	ZONING	1	FRNT	90	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	176,700	156,400			
Infl1	AVG		BUILDING	275,800	247,200			
N_Index	AVG		DETACHED	1,600	1,500			
			OTHER	0	0			
			TOTAL	454,100	405,100			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	A 0.75 8 X 16		128	16.42	1,600	08/02/2022



BUILDING	CD	ADJ	DESC	MEASURE	8/2/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/2/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	8/2/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BUILDING

YEAR BLT	1971	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	362,848																													
NET AREA	1,428	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		41.08	33,524																															
\$NLA(RCN)	\$254	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	816	1971	223.42	182,310																															
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	612	1971	122.50	74,973																															
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	448		24.06	10,781																															
				FLOOR COVER	1	HARDWOOD	1.02	C	OPA	N	OPEN PORCH	48		91.80	4,406																															
				INT. FINISH	2	DRYWALL	1.00	BMF	N	BSMT FINISH	720			49.36	35,541																															
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	6			2,399.38	14,396																															
				FUEL SOURCE	2	GAS	1.00	WPL	O	WHIRLPOOL	1			6,916.50	6,917																															
				USE	0		1.00																																							
<table border="1"> <tr> <th>CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> <tr> <td>STORIES</td> <td>1.75</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td>6</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td>3</td> <td>1.00</td> </tr> <tr> <td>BATHROOMS</td> <td>3</td> <td>1.00</td> </tr> <tr> <td>FIXTURES</td> <td>11</td> <td>1.00</td> </tr> <tr> <td>GARAGE CAPACITY</td> <td>0</td> <td>1.00</td> </tr> <tr> <td>% BSMT FINISH</td> <td>0</td> <td>1.00</td> </tr> <tr> <td># OF HALF BATHS</td> <td>0</td> <td>1.00</td> </tr> <tr> <td># OF UNITS</td> <td>1</td> <td>1.00</td> </tr> </table>																	CAPACITY	UNITS	ADJ	STORIES	1.75	1.00	ROOMS	6	1.00	BEDROOMS	3	1.00	BATHROOMS	3	1.00	FIXTURES	11	1.00	GARAGE CAPACITY	0	1.00	% BSMT FINISH	0	1.00	# OF HALF BATHS	0	1.00	# OF UNITS	1	1.00
CAPACITY	UNITS	ADJ																																												
STORIES	1.75	1.00																																												
ROOMS	6	1.00																																												
BEDROOMS	3	1.00																																												
BATHROOMS	3	1.00																																												
FIXTURES	11	1.00																																												
GARAGE CAPACITY	0	1.00																																												
% BSMT FINISH	0	1.00																																												
# OF HALF BATHS	0	1.00																																												
# OF UNITS	1	1.00																																												
<table border="1"> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> <tr> <td>EXTERIOR</td> <td>A</td> </tr> <tr> <td>INTERIOR</td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td>A</td> </tr> <tr> <td>BATHS</td> <td>A</td> </tr> <tr> <td>HEAT</td> <td>A</td> </tr> <tr> <td>ELECT</td> <td>A</td> </tr> </table>																	CONDITION ELEM	CD	EXTERIOR	A	INTERIOR	A	KITCHEN	A	BATHS	A	HEAT	A	ELECT	A																
CONDITION ELEM	CD																																													
EXTERIOR	A																																													
INTERIOR	A																																													
KITCHEN	A																																													
BATHS	A																																													
HEAT	A																																													
ELECT	A																																													
<table border="1"> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1995 / 27</td> </tr> <tr> <td>COND</td> <td>24</td> <td>24 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>24</td> <td>% GD 76</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$275,800</td> </tr> </table>																	EFF.YR/AGE	1995 / 27		COND	24	24 %	FUNC	0		ECON	0		DEPR	24	% GD 76	RCNLD	\$275,800													
EFF.YR/AGE	1995 / 27																																													
COND	24	24 %																																												
FUNC	0																																													
ECON	0																																													
DEPR	24	% GD 76																																												
RCNLD	\$275,800																																													