Key: 3636

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,687

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FLANSBURG CAROL 36 LAFAYETTE AVE BUZZARDS BAY, MA 02532-3147	19.4-15-0	36 LAFAYETTE AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FLANSBURG CAROL		XX		01906-0058

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

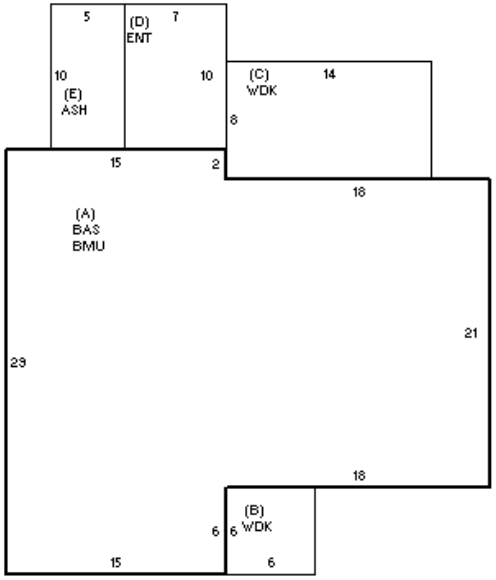
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		3	ALT/RENO		08/10/2022	SL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,025	4 1.00	100 1.00	100 1.00	235,700	2.87	A 1.00	R02 1.00			170,920

TOTAL	11,021 SF	ZONING	1	FRNT	105
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	170,900	121,000
BUILDING	162,300	143,600
DETACHED	3,000	2,800
OTHER	0	0
TOTAL	**336,200**	**267,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G 1.20	A 0.75	12 X 18		216	18.28	3,000
SHF	A 1.00	30 0.70	8 X 10			0.00	
SHF	A 1.00	30 0.70	8 X 8			0.00	

PHOTO 08/10/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/10/2022	SL
LIST	8/10/2022	EST
REVIEW	8/10/2022	SL

YEAR BLT	1953	SIZE ADJ	1.020
NET AREA	813	DETAIL ADJ	1.000
$NLA(RCN)	$250	OVERALL	0.960

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	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	10	VERT BOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	3	WOOD PANEL	0.98
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	813		35.71	29,029
A	BAS	L	BASE AREA	813	1953	194.18	157,869
+	WDK	N	WOOD DECK	148		38.69	5,726
D	ENT	N	ENCLOSED ENTRY	70		73.27	5,129
E	ASH	N	ATT SHED	50		24.34	1,217
	MST	O	MAS/METAL STACK	1		3,908.00	3,908

TOTAL RCN	202,879

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	U
ELECT	A

EFF.YR/AGE	1999 / 23	
COND	20	20 %
FUNC	0	
ECON	0	
DEPR	20	% GD 80
RCNLD		$162,300