

Key: 3672

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.723

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PARKER DONALD P & DEBBY R LEWIS 45 WALLACE AVE BUZZARDS BAY, MA 02532				19.4-55-0				45 WALLACE AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PARKER DONALD P & MALOUIN PHILIP J III &				12/08/2006	QS	270,000	21590-237				
				01/27/1995	QS	93,300	10870-238				

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	%
16213	03/28/2016	14	SOLAR	20,000			100	100
970482	09/25/1997	4	DETACH STRUC	500	04/15/1998	JS	100	100
345089	06/13/1989	3	ALT/RENO	5,000	07/17/1990	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,350 4		100	1.00	235,700	4.15	A	1.00	R02	1.00	165,160

TOTAL	7,362 SF	ZONING	1	FRNT	70	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	165,200	116,900			
Infl1	AVG		BUILDING	190,900	168,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	356,100	285,800			

DETACHED

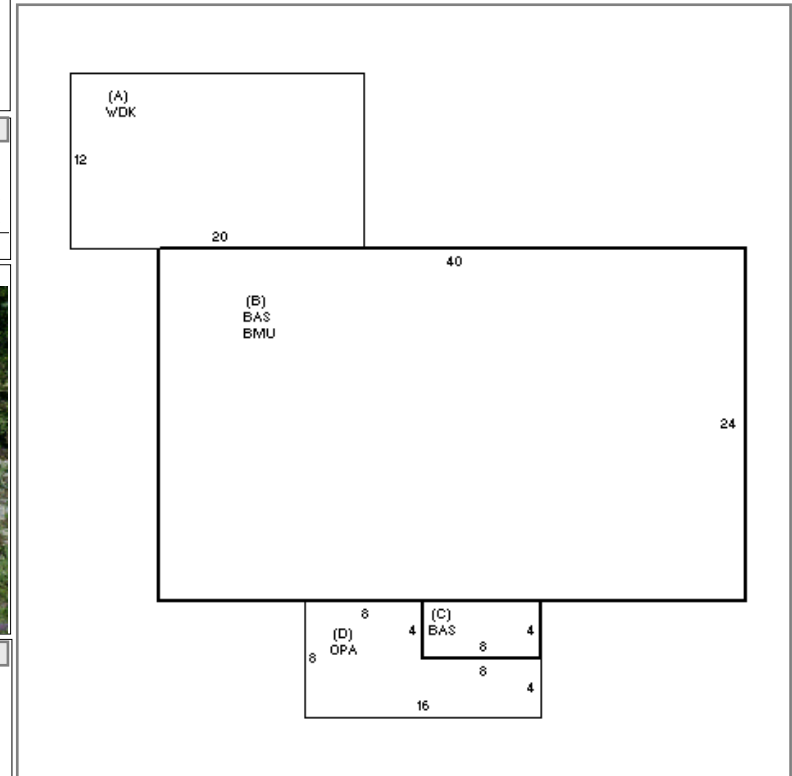
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8 X 9			0.00	



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/15/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/15/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/15/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1951	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	244,741		
NET AREA	992	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	240		25.89	6,214	CONDITION ELEM	CD		
\$NLA(RCN)	\$247	OVERALL	0.980	EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	960		36.45	34,992	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	992	1951	198.23	196,639	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	96		71.84	6,896	KITCHEN	A		
				FLOOR COVER	13	HARDWOOD-W/W	1.00									BATHS	A		
				INT. FINISH	2	DRYWALL	1.00									HEAT	A		
				HEATING/COOLING	9	WARM-COOL AIR	1.03									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	1997 / 25
																		COND	22 22 %
																		FUNC	0
																		ECON	0
																		DEPR	22 % GD 78
																		RCNLD	\$190,900