Key: 3709

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,761

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CHAPMAN JAMES H JR ETUX WENDY J CHAPMAN 9 COLONIAL RD BUZZARDS BAY, MA 02532	19.4-95-0	9 COLONIAL RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CHAPMAN JAMES H JR ETUX	09/08/2011	F	1	25666-202
CHAPMAN JAMES H JR ETUX	03/06/2002	F		14897-260
CHAPMAN WENDY J	05/17/1993	A	1	8576-240

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	%
B-23-244	08/24/2023	3	ALT/RENO	13,510			0	0
EXB-23-85	02/22/2023	3	ALT/RENO	9,697			100	100
07746	12/11/2007	3	ALT/RENO		05/18/2009	TL	100	100
04677	09/07/2004	3	ALT/RENO	1,800	08/23/2007	DB	100	100
920229	05/20/1992	8	POOL	1,200	03/04/1993	JS	100	100

LAND

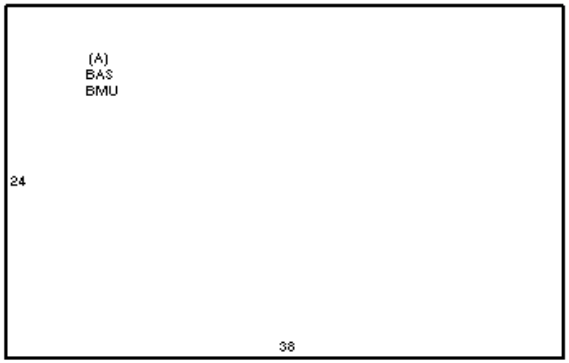
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,600	4 1.00	100 1.00	100 1.00	235,700	2.97	A 1.00	R03 1.00			170,260

TOTAL	10,585 SF	ZONING	1	FRNT	68

Nbhd	BBAY
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	170,300	150,700
BUILDING	157,700	139,500
DETACHED	3,100	3,100
OTHER	0	0
TOTAL	**331,100**	**293,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A 1.00	50 0.50			160	4.47	400
WDK	A 1.00	10 0.90			100	18.30	1,600
SHF	A 1.00	10 0.90	4 X 8			0.00	
SHM	A 1.00	10 0.90	10 X 10		100	12.07	1,100

PHOTO 12/31/2002

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	10/28/2016	DB
LIST	10/28/2016	EST
REVIEW		

YEAR BLT	1958	SIZE ADJ	1.020
NET AREA	912	DETAIL ADJ	1.000
$NLA(RCN)	$227	OVERALL	0.950

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	54	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	4	VINYL	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	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	912		35.33	32,225
A	BAS	L	BASE AREA	912	1958	192.16	175,248

TOTAL RCN	207,473

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

EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$157,700