

Key: 3801

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.852

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SCHOENER CARL J & DEBORAH TRS SCHOENER FAMILY LIVING TRUST 28 COLONIAL RD BUZZARDS BAY, MA 02532				19.4-183-3				28 COLONIAL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SCHOENER CARL J & DEBORAH				10/28/2020	F	1	33409-245				
SCHOENER CARL J &				05/22/2000	QS	165,000	13024-102				
TAMBURRINI BRUNO				05/22/2000	X		13024-99+100				

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	%
06266	05/05/2006	8	POOL	2,100	09/25/2006	DB	100	100
05454	07/05/2005	3	ALT/RENO	2,500	08/24/2005	TL	100	100
04772	10/19/2004	10	WOODSTOVE	1,783	12/01/2004	TL	100	100
960399	08/21/1996	9	DECK	500	04/11/1997	JS	100	100
960264	06/13/1996	8	POOL	550	04/11/1997	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,183 4		1.00	100 1.00	235,700	1.70	A	1.00	R03	1.00	185,290

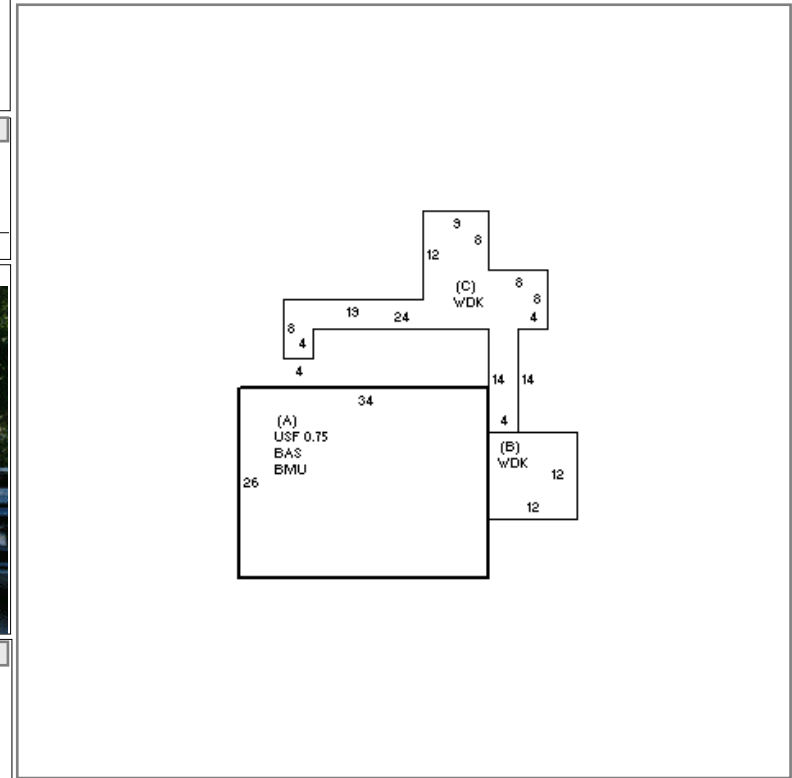
TOTAL	20,168 SF	ZONING	1	FRNT	117	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE Abutts National Guard Armory & Bourne Police Station	LAND	185,300	164,000			
Infl1	AVG		BUILDING	253,500	227,200			
N_Index	AVG		DETACHED	1,900	1,800			
			OTHER	0	0			
TOTAL			440,700	393,000				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 16		128	16.42	1,900
APO	A	1.00	A 0.75 18 FT DIA			0.00	
SHF	A	1.00	A 0.75 8X10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	9/29/2022	SL
MODEL	1		RESIDENTIAL	LIST	9/29/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	10/7/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	324,952
NET AREA	1,547	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	884		39.41	34,836		
\$NLA(RCN)	\$210	OVERALL	1.070	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	884	1988	214.31	189,448		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	663	1988	117.51	77,908		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	500		23.08	11,542		
				FLOOR COVER	3	W/W CARPET	1.00		FIX	O	XTRA FIXTURES	3		2,301.53	6,905		
				INT. FINISH	2	DRYWALL	1.00		MST	O	MAS/METAL STACK	1		4,313.10	4,313		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										



CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

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

EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$253,500