

Key: 3805

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.856

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
HARMSEN JOHN W & WANDRA L HARMSEN 8 COLONIAL RD BUZZARDS BAY, MA 02532				19.4-187-0				8 COLONIAL RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HARMSEN JOHN W & HARMSEN JOHN W & RODERICK DOROTHY B				03/01/2022 04/07/1993 06/27/1991	F J QS	10 1 124,000	34939-84 8514-328 N/A-N/A					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,000 4	1.00	100	1.00	235,700	2.47	A	1.00	R03	1.00	174,030

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	%
EXB-23-473	07/26/2023	15	INSULATE/WEA	1,829				
18763	09/05/2018	4	DETACH.STRUC	2,900				
08365	07/14/2008	3	ALT/RENO		11/13/2008	TL	100	100
06534	08/24/2006	3	ALT/RENO	4,000	12/05/2007	TL	100	100

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TACH
ED

TOTAL	12,981 SF	ZONING	1	FRNT	92	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	174,000	154,000
Infl1	AVG		BUILDING	245,900	217,600			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
						TOTAL	421,700	373,300

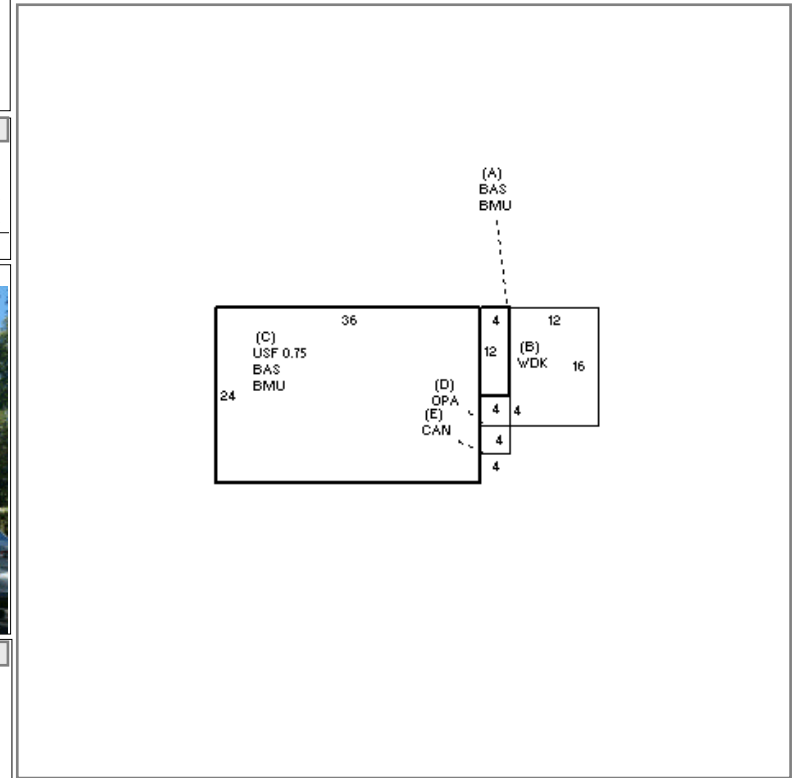
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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	10 X 12	2018	120	16.42 1,800



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

YEAR BLT	1957	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	323.607
NET AREA	1,560	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	912		39.41	35,940		
\$NLA(RCN)	\$207	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	912	1957	214.31	195,449		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	192		37.80	7,258		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	USF	L	UPPER STORY FIN	648	1957	117.51	76,145		
				FLOOR COVER	13	HARDWOOD-W/W	1.00	D	OPA	N	OPEN PORCH	16		102.73	1,644		
				INT. FINISH	2	DRYWALL	1.00	E	CAN	N	CANOPY	16		16.68	267		
				HEATING/COOLING	1	FORCED AIR	1.00		FIX	O	XTRA FIXTURES	3		2,301.53	6,905		
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										



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CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		4	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	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$245,900	