

Key: 3820

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.870

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER								PARCEL ID				LOCATION			
FLOECK JOHN E & LAURIE J FLOECK 4 BLUEBERRY RD BUZZARDS BAY, MA 02532								19.4-202-0				4 BLUEBERRY RD			
TRANSFER HISTORY								DOS	T	SALE PRICE		BK-PG (Cert)			
FLOECK JOHN E & BUCKLEY SEAN ETUX								10/01/2020	QS	345,000 (223922)					
AUSTIN JAY P								05/29/2007	QS	305,000 (183199)					
								09/11/2006	L	188,000 (181059)					

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-23-298	05/19/2023	3	ALT/RENO	11,202			100	100
16577	07/12/2016	15	INSULATE/WEA	3,733	08/25/2016		100	100
06564	09/11/2006	3	ALT/RENO	27,000	09/19/2007	DB	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	8,000 4	1.00	100	1.00	100	1.00	235,700	3.84	A	1.00	R03 1.00	166,180

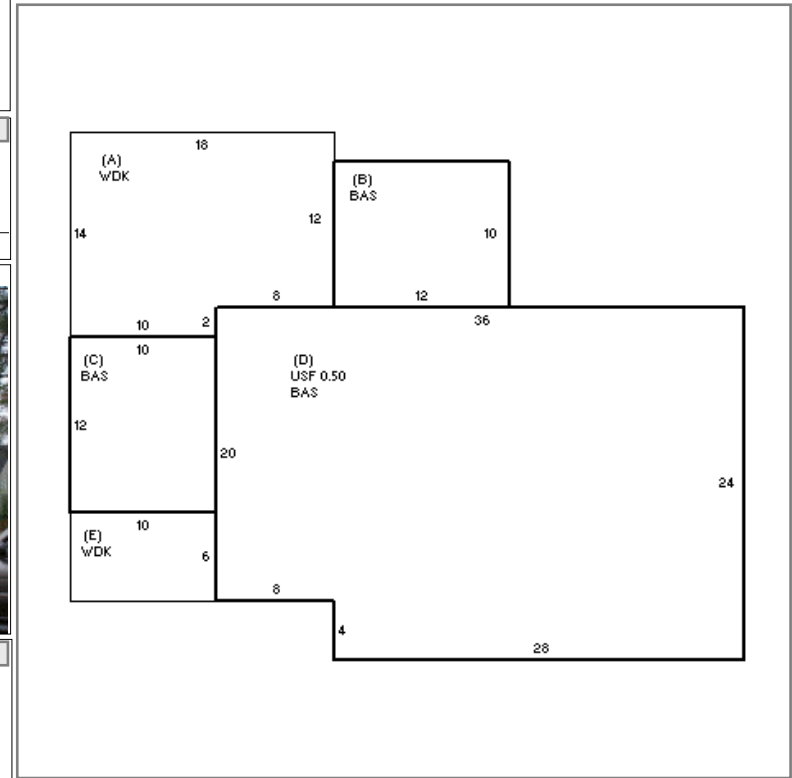
TOTAL	8,015 SF	ZONING	1	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE Abutts playground	LAND	166,200	147,100			
Infl1	AVG		BUILDING	286,800	253,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	453,000	400,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 50 0.50	8 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	5/20/2021	RP
MODEL	1		RESIDENTIAL	LIST	5/20/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/20/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1949	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,488	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	296		28.65	8,481
\$NLA(RCN)	\$193	OVERALL	1.090	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,072	1949	212.38	227,674
				ROOF SHAPE	1	GABLE	1.00	D	USF	L	UPPER STORY FIN	416	1949	121.74	50,642
				ROOF COVER	1	ASPH/COMP SHIN	1.00								
				FLOOR COVER	1	HARDWOOD	1.02								
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								



CAPACITY	UNITS	ADJ	TOTAL RCN	286,797
STORIES	1.5	1.00	CONDITION ELEM	CD
ROOMS	8	1.00	EXTERIOR	V
BEDROOMS	4	1.00	INTERIOR	V
BATHROOMS	1	1.00	KITCHEN	V
FIXTURES	5	1.00	BATHS	V
GARAGE CAPACITY	0	1.00	HEAT	U
% BSMT FINISH	0	1.00	ELECT	U
# OF HALF BATHS	0	1.00		
# OF UNITS	1	1.00		

EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$286,800