Key: 3831

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3,881

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FRYE RICHARD E & JO-ANN HOOEY P O BOX 224 POCASSET, MA 02559	19.4-213-0	9 BAYBERRY RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FRYE RICHARD E &	03/08/2006	QS	285,000	(179443)
ROBBINS GEORGE D &	09/17/1958	X		(22380)

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-22-330	05/31/2022	3	ALT/RENO	10,000			100	100
EXB-22-324	05/26/2022	15	INSULATE/WEA	6,091			100	100
200028	01/14/2000	3	ALT/RENO		06/21/2000	TL	100	100

LAND

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

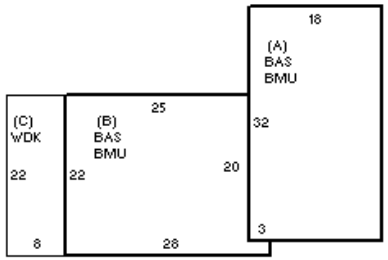
TOTAL	8,015 SF	ZONING	1	FRNT	80
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	166,200	147,100
BUILDING	224,400	198,600
DETACHED	0	0
OTHER	0	0
TOTAL	**390,600**	**345,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	F 0.70	F 0.60	8 X 10			0.00	

PHOTO 06/08/2020



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	6/8/2020	RP
LIST	6/8/2020	EST
REVIEW	6/8/2020	RP

YEAR BLT	1947	SIZE ADJ	1.015
NET AREA	1,132	DETAIL ADJ	1.000
$NLA(RCN)	$248	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	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

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,132		36.64	41,478
+	BAS	L	BASE AREA	1,132	1947	192.90	218,360
C	WDK	N	WOOD DECK	176		35.15	6,186
	F11	O	FPL 1S 1OP	1		8,056.90	8,057
	FIX	O	XTRA FIXTURES	3		2,140.00	6,420

TOTAL RCN 280,501

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

EFF.YR/AGE	1999 / 23		
COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80
RCNLD	$224,400		