

Key: 3845

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.895

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BREAUULT MARGARET A ETALS STEVEN J BREAUULT 17 CRANBERRY RD BUZZARDS BAY, MA 02532				19.4-227-0				17 CRANBERRY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BREAUULT MARGARET A ETALS				09/07/2006	F	100 (181041)					
BELLIVEAU DONALD J ETALS				12/22/1997	F	1 (146972)					

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	%
970495	10/06/1997	3	ALT/RENO	400	04/15/1998	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,800 4	1.00	100	1.00	100	1.00	235,700	3.93	A	1.00	R03 1.00	165,860

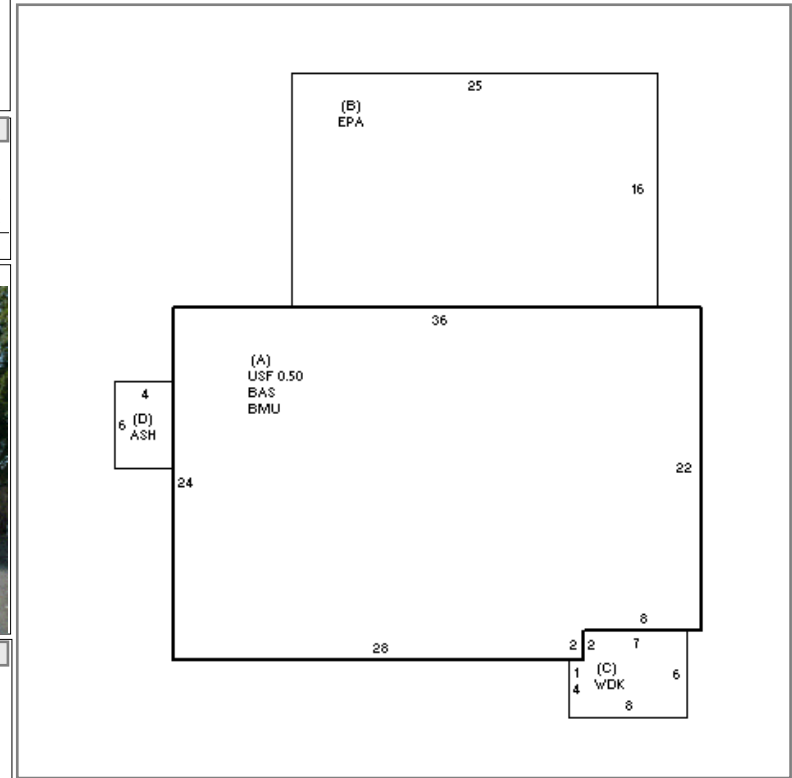
TOTAL	7,797 SF	ZONING	1	FRNT	78	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	165,900	146,800			
Infl1	AVG		BUILDING	235,800	208,600			
N_Index	AVG		DETACHED	1,900	1,800			
			OTHER	0	0			
			TOTAL	403,600	357,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	F	0.70	F 0.60 12X12		144	11.50	1,000
SHM	A	1.00	A 0.75 10X10		100	12.07	900



BUILDING	CD	ADJ	DESC	MEASURE	8/29/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/29/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	9/26/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



YEAR BLT	1945	SIZE ADJ	1.015
NET AREA	1,272	DETAIL ADJ	1.000
\$NLA(RCN)	\$244	OVERALL	1.110
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		6	1.00
BEDROOMS		2	1.00
BATHROOMS		1	1.00
FIXTURES		5	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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	848		41.08	34,838
EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	848	1945	223.42	189,460
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	424	1945	123.97	52,563
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	EPA	N	ENCLOSED PORCH	400		73.49	29,398
FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	46		71.42	3,285
INT. FINISH	1	PLASTER	1.00	D	ASH	N	ATT SHED	24		28.03	673
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	1	OIL	1.00								
USE	0		1.00								

TOTAL RCN	310,216	
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	\$235,800	