

Key: 3850

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.900

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CHAPMAN DOROTHY A & C/O T&O REAL ESTATE DEVELOPMEN 330 LYNNWAY STE 107 LYNN, MA 01901				19.4-232-0				16 BLUEBERRY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
T&O REAL ESTATE DEVELOPEME CHAPMAN DOROTHY A &				08/15/2023	QS	470,000	(233695)				
				11/25/1991	H		(124950)				

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	%
16133	02/29/2016	14	SOLAR	21,000			100	100
07085	02/21/2007	3	ALT/RENO		08/23/2007	DB	100	100
950583	11/17/1995	10	WOODSTOVE	2,300	11/15/1996	JC	100	100
910520	10/24/1991	3	ALT/RENO	16,000	03/01/1992	HS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,910 4		100	1.00	247,485	3.48	A	1.00	R05	1.05	175,990

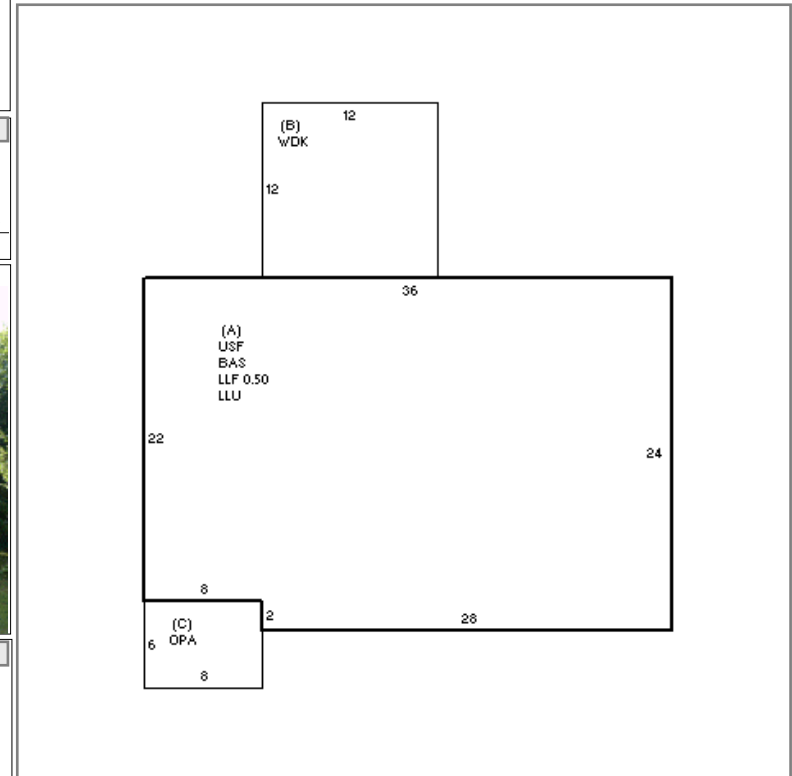
TOTAL	8,930 SF	ZONING	1	FRNT	85	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	176,000	155,800			
Infl1	AVG		BUILDING	261,000	230,900			
N_Index	AVG		DETACHED	12,700	12,000			
			OTHER	0	0			
			TOTAL	449,700	398,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	A 0.75 16 X 22		352	41.10	10,900
SHF	A	1.00	A 0.75 7X21 (ATTACH		147	16.42	1,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/30/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/30/2022	VER
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/30/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1960	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	334,565		
NET AREA	2,120	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	848		32.84	27,851	CONDITION ELEM	CD		
\$NLA(RCN)	\$158	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	424	1960	63.25	26,820	EXTERIOR	G		
				ROOF SHAPE	3	GAMBREL	1.00	A	BAS	L	BASE AREA	848	1960	203.28	172,383	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	A	USF	L	UPPER STORY FIN	848	1960	110.35	93,578	KITCHEN	A		
				FLOOR COVER	5	VINYL	1.00	B	WDK	N	WOOD DECK	144		40.51	5,833	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	48		83.53	4,009	HEAT	A		
				HEATING/COOLING	1	FORCED AIR	1.00		MST	O	MAS/METAL STACK	1		4,091.20	4,091	ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	1997 / 25
																		COND	22 22 %
																		FUNC	0
																		ECON	0
																		DEPR	22 % GD 78
																		RCNLD	\$261,000