

Key: 3863

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.913

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CURRENT OWNER				PARCEL ID				LOCATION			
CLARK MICHAEL & DIANE M WERSLER 5 BIRCH ST BUZZARDS BAY, MA 02532				19.4-246-0				5 BIRCH ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CLARK MICHAEL & WERSLER DIANE				12/28/2021	F	1	34786-110				
				06/28/2013	QS	213,000	27506-63				
				10/13/2000	A	84,000	13296-293				

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	%

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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	8,052 4	1.00	100	1.00	100	1.00	235,700	3.82	A	1.00	R03 1.00	166,260

TOTAL	8,059 SF	ZONING	1	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	166,300	147,100			
Infl1	AVG		BUILDING	174,200	154,200			
N_Index	AVG		DETACHED	1,100	1,500			
			OTHER	0	0			
			TOTAL	341,600	302,800			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	80 0.20 8X8			0.00	
SHF	A	1.00	50 0.50 11X12		132	16.42	1,100



BLDG COMMENTS

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BUILDING	CD	ADJ	DESC	MEASURE	9/19/2016	DB
MODEL	1		RESIDENTIAL	LIST	9/19/2016	EST
STYLE	1	0.95	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1955	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	212,458		
NET AREA	1,120	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	1,120	1955	183.15	205,133	CONDITION ELEM	CD		
\$NLA(RCN)	\$190	OVERALL	0.940	EXT COVER	1	WOOD SHINGLE	1.02	C	PTA	N	PATIO	190		13.46	2,558	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	D	CAN	N	CANOPY	56		12.56	703	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00		FIX	O	XTRA FIXTURES	2		2,031.75	4,064	KITCHEN	G		
				FLOOR COVER	3	W/W CARPET	1.00									BATHS	G		
				INT. FINISH	2	DRYWALL	1.00									HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A		
				FUEL SOURCE	1	OIL	1.00												
				USE	0		1.00												
																	EFF.YR/AGE	2001 / 21	
																	COND	18 18 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	18 % GD 82	
																	RCNLD	\$174,200	

