

Key: 4002

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.087

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ALDEN WILLIAM C III ETUX ALDEN KAREN 6 LITTLE BAY LN BUZZARDS BAY, MA 02532				20.1-5-0				6 LITTLE BAY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ALDEN WILLIAM C III ETUX				05/31/2017	QS	285,000	(213060)				
SHEPARDSON MARY D				10/03/2001	F		(162986)				
SHEPARDSON MARY D				10/03/2001	X		(DOC 845 874)				

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-23-70	02/13/2023	15	INSULATE/WEA	5,832			100	100
EXB-22-760	11/15/2022	14	SOLAR	35,000			100	100
900420	08/14/1990	3	ALT/RENO	10,000	10/21/1991	HS	100	100

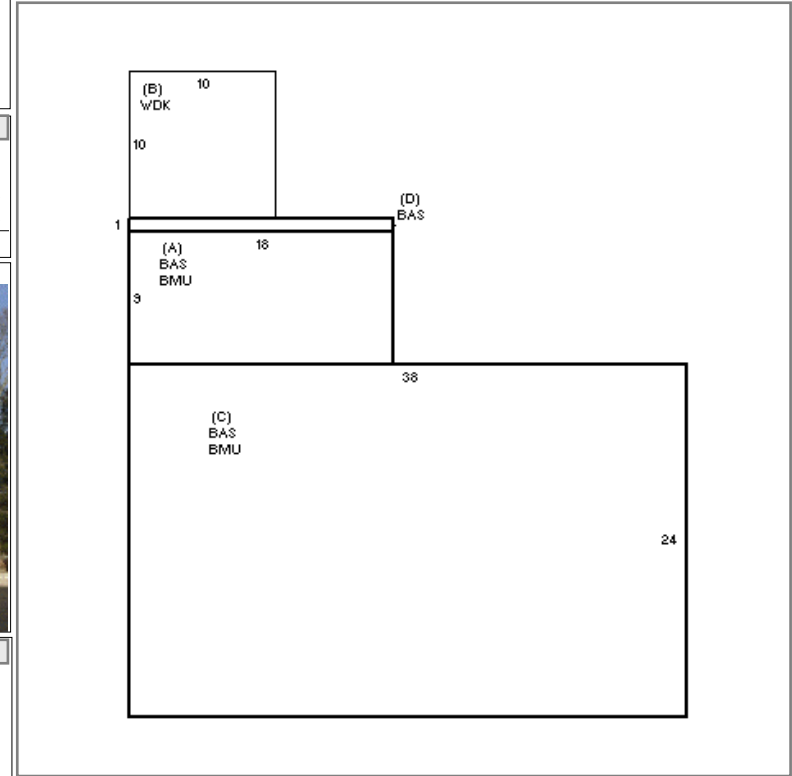
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	11,906	4	1.00	100	1.00	100	1.00	235,700	2.67	A	1.00	R03	1.00									172,300

TOTAL	11,892 SF	ZONING	1	FRNT	94	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	172,300	152,500			
Infl1	AVG		BUILDING	222,600	196,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	394,900	349,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/28/2023

BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	8/17/2017	TL
MODEL	1		RESIDENTIAL	LIST	8/17/2017	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/17/2017	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1970	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,092	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,074		36.64	39,353
\$NLA(RCN)	\$275	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	100		44.21	4,421
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,092	1970	192.90	210,644
				ROOF COVER	1	ASPH/COMP SHIN	1.00		BMF	N	BSMT FINISH	552		44.03	24,303
				FLOOR COVER	35	WW-VINYL	1.00		BMG	O	BSMT GARAGE	1		7,162.60	7,163
				INT. FINISH	2	DRYWALL	1.00		F12	O	FPL 1S 2OP	1		8,460.80	8,461
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	3		2,140.00	6,420
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								

TOTAL RCN	300,765	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	F
		KITCHEN	A
		BATHS	A
		HEAT	A
		ELECT	A
EFF.YR/AGE		1993 / 29	
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74
RCNLD	\$222,600		