Key: 4063

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,150

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BRACKETT GLENN E **PO BOX 374** **BUZZARDS BAY, MA 02532**	**20.1-66-1**	**44 HEAD OF THE BAY RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BRACKETT GLENN E	05/31/2005	F		19883-187
BRACKETT GLENN ERIC TR OF	03/10/2003	F	1	16540-338
BRACKETT GLENN E	02/01/1989	A	110,000	6614-126

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

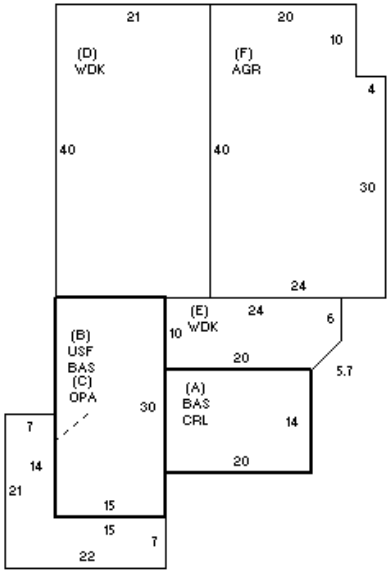
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		3	ALT/RENO		07/21/2022	SL	100	100
890510	08/16/1989	4	DETACH.STRUC	2,500	01/01/1991	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,305	4 1.00	100 1.00	100 1.00	188,560	1.69	A 1.00	R01 0.80			148,390

TOTAL	20,299 SF	ZONING	2	FRNT	91
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	148,400	131,300
BUILDING	279,600	247,400
DETACHED	2,000	1,900
OTHER	0	0
TOTAL	**430,000**	**380,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	12X12		144	16.42	1,800
CAN	A 1.00	A 0.75	5X12		60	4.90	200

PHOTO 07/21/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/21/2022	SL
LIST	7/21/2022	EST
REVIEW	7/21/2022	SL

YEAR BLT	1900	SIZE ADJ	1.015
NET AREA	1,180	DETAIL ADJ	1.000
$NLA(RCN)	$276	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	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
A	CRL	N	BSMT CRAWL	280		36.86	10,320
+	BAS	L	BASE AREA	730	1900	221.93	162,008
B	USF	L	UPPER STORY FIN	450	1900	118.38	53,273
C	OPA	N	OPEN PORCH	252		63.32	15,957
+	WDK	N	WOOD DECK	1,072		22.98	24,636
F	AGR	N	ATT GARAGE	920		59.36	54,613
	MST	O	MAS/METAL STACK	1		4,293.90	4,294

TOTAL RCN	325,100

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

EFF.YR/AGE	2005 / 17	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD		$279,600