

Key: 4070

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.156

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BRADLEY ELIZABETH B 12 BIRCH ST BUZZARDS BAY, MA 02532-3004				20.3-3-0				12 BIRCH ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BRADLEY ELIZABETH B				06/04/1990	H	1 7182-301					
BRADLEY ROBERT K &				06/20/1962	QS	1161-519					

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-23-579	09/01/2023	15	INSULATE/WEA	10,227			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	8,000 4	1.00	100	1.00	100	1.00	235,700	3.84	A	1.00	R03	1.00		166,180

TOTAL	8,015 SF	ZONING	1	FRNT	80	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	166,200	147,100			
Infl1	AVG		BUILDING	183,600	162,500			
N_Index	AVG		DETACHED	1,100	1,200			
			OTHER	0	0			
			TOTAL	350,900	310,800			

DETAILED

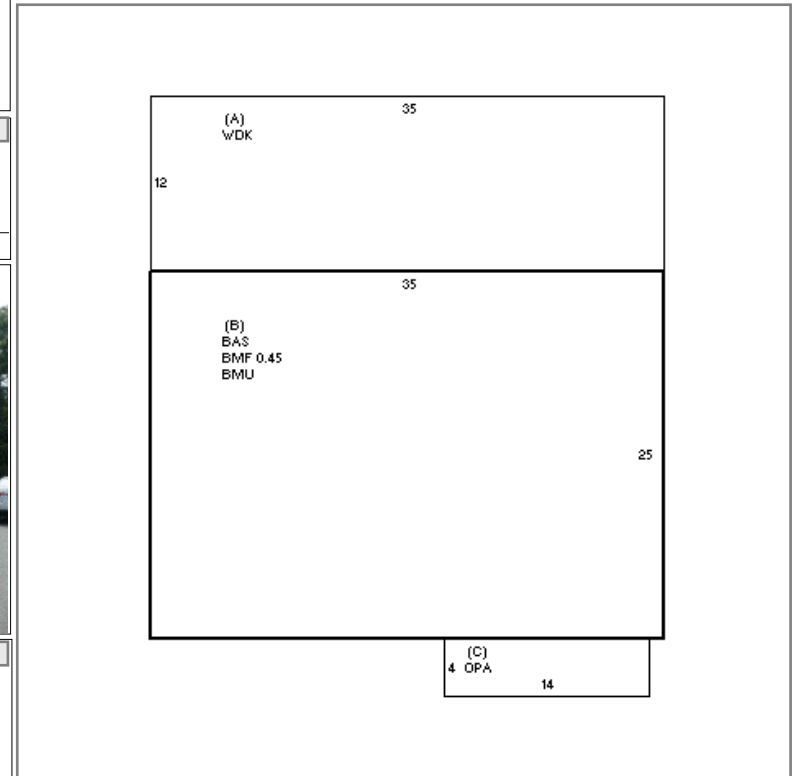
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L	0.90 50 0.50	12 X 12		144	14.78	1,100



BUILDING	CD	ADJ	DESC	MEASURE	8/16/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/16/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	10/5/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

BLDG COMMENTS	
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YEAR BLT	1951	SIZE ADJ	1.020
NET AREA	875	DETAIL ADJ	1.000
\$NLA(RCN)	\$276	OVERALL	0.980
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	7	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	45	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	420		21.35	8,967
B	BMU	N	BSMT UNFINISHED	875		36.45	31,894
B	BMF	N	BSMT FINISH	394		58.41	23,013
B	BAS	L	BASE AREA	875	1951	198.22	173,447
C	OPA	N	OPEN PORCH	56		76.61	4,290

TOTAL RCN	241,611
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	\$183,600