

Key: 4213

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.297

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DEXTER LINDA A PO BOX 1723 ONSET, MA 02558				20.3-141-0				40 CRANBERRY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DEXTER LINDA A				12/22/2011	F	1 25944-278					
DEXTER ANDREW J				09/16/1992	QS	93,000		08205-00251			

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-21-275	04/17/2021	3	ALT/RENO	8,749	05/25/2021		100	100
07114	03/16/2007	10	WOODSTOVE		04/11/2008	TL	100	100
03716	10/06/2003	4	DETACH.STRUC	3,000	06/03/2004	JS	100	100
960049	02/29/1996	3	ALT/RENO	2,000	04/16/1997	JS	100	100
890301	05/23/1989	4	DETACH.STRUC	1,139	01/27/1990	RMD	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	10,854	4	1.00	100	1.00	100	1.00	235,700	2.91	A	1.00	R03	1.00									170,660

TOTAL	10,846 SF	ZONING	1	FRNT	82	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	N O T E				LAND	170,700	151,000
Infl1	AVG		BUILDING	215,600	190,800			
N_Index	AVG		DETACHED	2,600	2,400			
			OTHER	0	0			
TOTAL			388,900	344,200				

TY	QUAL	COND	DIM/NOTE		YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	A	0.75	8 X 10		0.00		
SHF	A	1.00	A	0.75	16X24, 4X8	2003	224	15.23	2.600



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/25/2021	TL
MODEL	1		RESIDENTIAL	LIST	5/25/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/25/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

12

(B) WDK

12

40

(A) BAS
BMF 0.50
BMU

24

DETACHED

BUILDING

YEAR BLT	1985	SIZE ADJ	1.020
NET AREA	960	DETAIL ADJ	1.000
\$NLA(RCN)	\$274	OVERALL	0.990
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	7	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	50	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	960		36.82	35,349
EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	480		44.24	21,237
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	960	1985	200.25	192,238
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	144		39.90	5,746
FLOOR COVER	3	W/W CARPET	1.00		FIX	O	XTRA FIXTURES	2		2,150.35	4,301
INT. FINISH	2	DRYWALL	1.00		MST	O	MAS/METAL STACK	1		4,030.10	4,030
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								
USE	0		1.00								

TOTAL RCN	262,900	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	G	
BATHS	G	
HEAT	A	
ELECT	A	
EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD	\$215,600	