

Key: 4216

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.300

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PERRY JAMES R & STEPHANIE PERRY 46 CRANBERRY RD BUZZARDS BAT, MA 02532				20.3-144-0				46 CRANBERRY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PERRY JAMES R & COUTINHO WILLIAN J				05/27/2022	QS	510,000	35153-87				
RICHARD MARGUERITE M				10/19/2020	O	207,000	33374-343				
					XX		03407-0165				

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 %
B-20-331	10/30/2020	3	ALT/RENO	20,000	01/11/2022	RP	100 100
EXB-20-39	10/23/2020	3	ALT/RENO	6,000	04/13/2021	TL	100 100
16862	10/04/2016	15	INSULATE/WEA	2,800	04/13/2021	TL	100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,500 4		1.00	100 1.00	235,700	2.99	A	1.00	R03	1.00	170,100

DETACHED

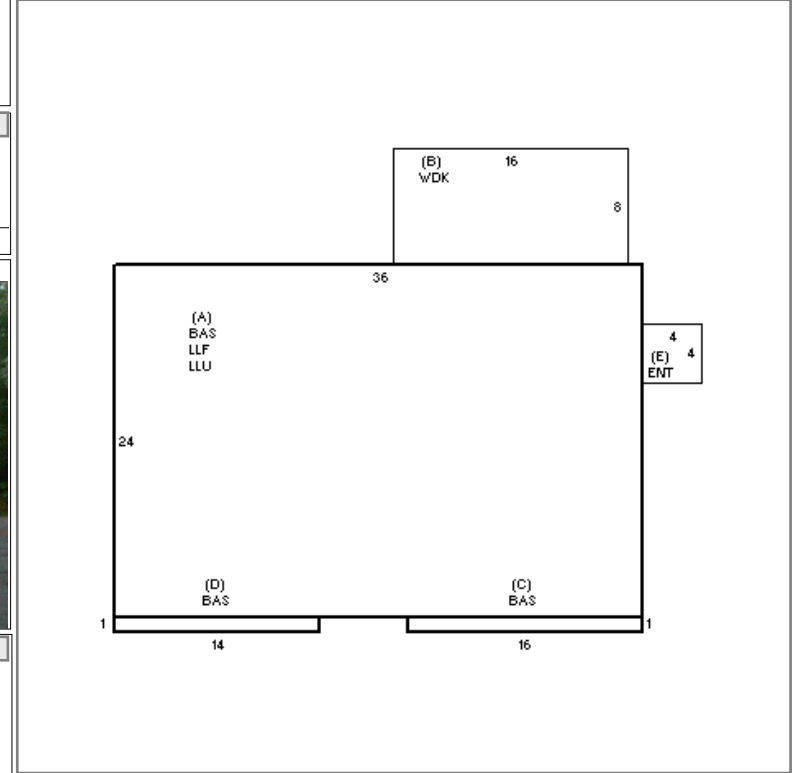
TOTAL	10,498 SF	ZONING	1	FRNT	105	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	170,100	150,600
Infl1	AVG		BUILDING	286,800	253,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	456,900	404,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/23/2022



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/23/2022	SL
MODEL	1		RESIDENTIAL	LIST	8/23/2022	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	8/23/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

CAPACITY

YEAR BLT	1982	SIZE ADJ	1.010
NET AREA	1,758	DETAIL ADJ	1.000
\$NLA(RCN)	\$163	OVERALL	1.070

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	864		34.62	29,916
EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	864	1982	58.93	50,912
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	864	1982	214.31	185,162
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	128		42.70	5,466
FLOOR COVER	1	HARDWOOD	1.02	+ BAS	L	L	BASE AREA	30	1982	214.30	6,429
INT. FINISH	2	DRYWALL	1.00	E ENT	N	N	ENCLOSED ENTRY	16		123.40	1,974
HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	O	XTRA FIXTURES	3		2,301.53	6,905
FUEL SOURCE	2	GAS	1.00								
USE	0		1.00								

TOTAL RCN	286,764
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$286,800