

Key: 4220

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.304

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CURRENT OWNER				PARCEL ID				LOCATION				
LEES VANESSA 9 KEENAN RD BUZZARDS BAY, MA 02532				20.3-148-0				9 KEENAN RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LEES VANESSA				05/18/2022	QS	525,000	35128-55					
NELSON JOSHUA M				08/29/2018	QS	265,000	31495-228					
DUFROMONT KIMBERLY				08/25/2009	QS	250,000	23987-262					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,780	4	1.00	100	235,700	2.92	A	1.00	R03	1.00	170,540

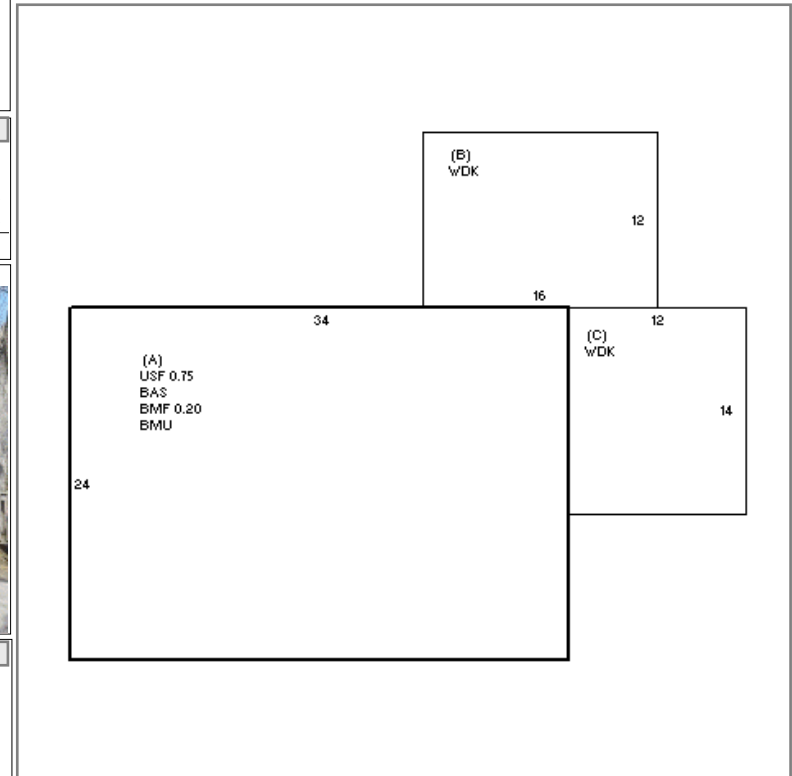
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-23-784	11/15/2023	4	DETACH.STRUC	5,000				0
		3	ALT/RENO		05/15/2023	TL	100	100
EXB-22-667	10/05/2022	14	SOLAR	5,000				100
EXB-22-408	07/05/2022	15	INSULATE/WEA	1,986				100
		3	ALT/RENO		05/18/2022	RP	100	100

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TOTAL	10,759 SF	ZONING	1	FRNT	105	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	170,500	150,900
Infl1	AVG		BUILDING	323,600	263,700			
N_Index	AVG		DETACHED	2,900	2,700			
			OTHER	0	0			
						TOTAL	497,000	417,300

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 12			0.00	
SHF	A	1.00	10 0.90	2021	200	15.95	2,900



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BUILDING	CD	ADJ	DESC	MEASURE	9/11/2019	RP
MODEL	1		RESIDENTIAL	LIST	9/11/2019	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/18/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1976	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	347,915
NET AREA	1,428	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		42.19	34,430	CONDITION ELEM	CD
\$NLA(RCN)	\$244	OVERALL	1.140	EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	163		67.61	11,020	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	816	1976	229.46	187,237	INTERIOR	V
				ROOF COVER	1	ASPH/COMP SHIN	1.00	A	USF	L	UPPER STORY FIN	612	1976	125.82	76,999	KITCHEN	V
				FLOOR COVER	1	HARDWOOD	1.02	+	WDK	N	WOOD DECK	360		24.72	8,898	BATHS	V
				INT. FINISH	2	DRYWALL	1.00	F21	O	FPL 2S 1OP	1		10,192.90	10,193	HEAT	U	
				HEATING/COOLING	11	HT WATER CL AIR	1.05	FIX	O	XTRA FIXTURES	2		2,464.05	4,928	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	JAC	O	JACUZZI	1		14,209.20	14,209			
				USE	0		1.00										
				EFF.YR/AGE 2012 / 10													
				COND 7 7 %													
				FUNC 0													
				ECON 0													
				DEPR 7 % GD 93													
				RCNLD \$323,600													