Key: 4551

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,636

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HARRINGTON HEATHER A 28 CENTER AVE BUZZARDS BAY, MA 02532	23.2-31-0	28 CENTER AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HARRINGTON HEATHER A	10/24/2006	F	1	21456-249
HARRINGTON JOSHUA M ETUX	05/30/2002	H	167,500	15213-233
REED CHERYL A ETALS	05/30/2002	X		15213-231

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

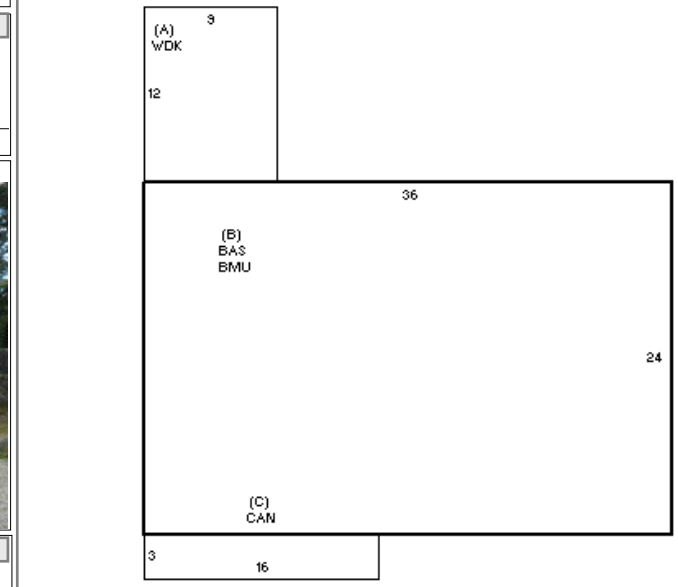
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
08164	04/24/2008	3	ALT/RENO	6,000	09/28/2022	SL	75	0
07156	04/05/2007	3	ALT/RENO	500	06/20/2007	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,000	4 1.00	100 1.00	100 1.00	235,700	4.35	A 1.00	R02 1.00			164,610

TOTAL	7,013 SF	ZONING	1	FRNT	80
Nbhd	BBAY	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	164,600	116,600
BUILDING	159,400	141,100
DETACHED	0	0
OTHER	0	0
TOTAL	324,000	257,700



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	A 1.00	80 0.20	6 X 10			0.00	

PHOTO 09/28/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/28/2022	SL
LIST	9/28/2022	EST
REVIEW	10/18/2023	TL

YEAR BLT	1954	SIZE ADJ	1.020
NET AREA	864	DETAIL ADJ	1.000
$NLA(RCN)	$243	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	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	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	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	108		39.91	4,310
B	BMU	N	BSMT UNFINISHED	864		36.82	31,815
B	BAS	L	BASE AREA	864	1954	200.25	173,014
C	CAN	N	CANOPY	48		13.78	661

TOTAL RCN	209,800

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	uc
ECON	0	
DEPR	24	% GD 76
RCNLD		$159,400