

Key: 4696

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.789

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FOLEY KAREN 10 CANAL VIEW RD BUZZARDS BAY, MA 02532				23.2-171-0				10 CANAL VIEW RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FOLEY KAREN				10/16/2015	QS	275,000	29207-92				
CAIRONE JOANNE				05/04/2000	X	1	()				
WHITE JOHN H				09/24/1998	O	107,000	11719-147				

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	%
167613	09/06/2016	4	DETACH.STRUC	6,400	03/20/2018	TL	100	100
151153	12/10/2015	3	ALT/RENO	7,500	03/20/2018	TL	100	100
06748	11/29/2006	3	ALT/RENO	7,000	08/23/2007	DB	100	100
950003	01/10/1995	3	ALT/RENO	950	11/15/1996	PAM	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,850	4	1.00	100	1.00	441,938	2.91	25	0.75	CEX	2.50	319,970

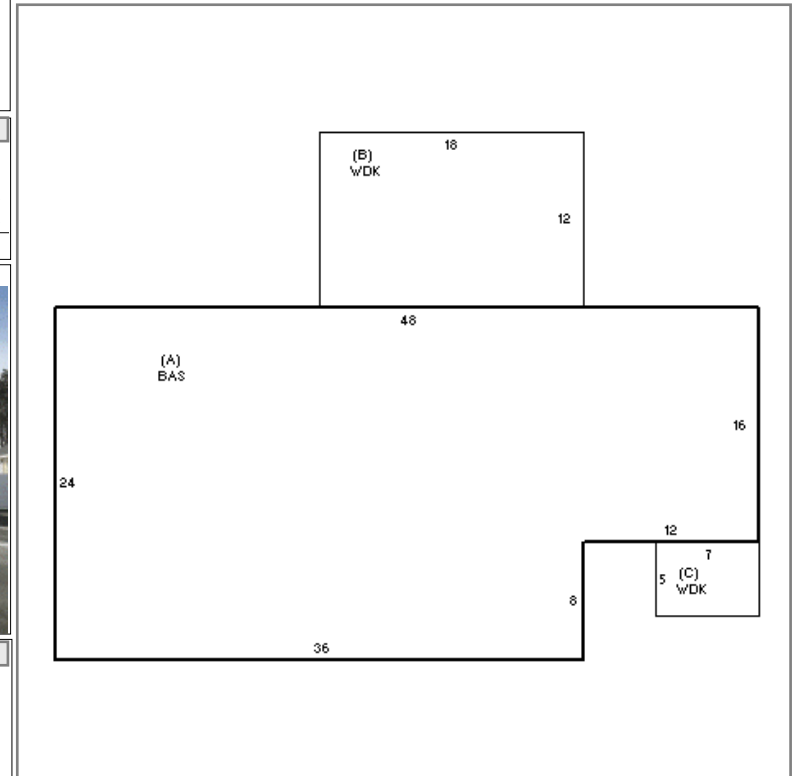
TOTAL	10,846 SF	ZONING	1	FRNT	0	ASSESSED		CURRENT		PREVIOUS	
Nbhd	BBAY	N O T E abutts retail boat business; across street apartment bldg=topo	LAND	320,000	283,200						
Infl1	AVG		BUILDING	176,000	155,800						
N_Index	AVG		DETACHED	4,600	4,300						
			OTHER	0	0						
			TOTAL	500,600	443,300						

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	E	1.90	10 0.90	12 X 14	168	30.30	4,600



BUILDING	CD	ADJ	DESC	MEASURE	3/20/2018	TL
MODEL	1		RESIDENTIAL	LIST	4/4/2018	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	4/4/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	1,056	1957	190.95	201,642
EXT COVER	4	VINYL	1.00	+	WDK	N	WOOD DECK	251		25.76	6,467
ROOF SHAPE	1	GABLE	1.00		CRL	N	BSMT CRAWL	192		34.08	6,543
ROOF COVER	1	ASPH/COMP SHIN	1.00								
FLOOR COVER	13	HARDWOOD-W/W	1.00								
INT. FINISH	2	DRYWALL	1.00								
HEATING/COOLING	9	WARM-COOL AIR	1.03								
FUEL SOURCE	2	GAS	1.00								
USE	0		1.00								



YEAR BLT	1957	SIZE ADJ	1.015
NET AREA	1,056	DETAIL ADJ	1.000
\$NLA(RCN)	\$203	OVERALL	0.980

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	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

TOTAL RCN	214,651
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	G
HEAT	U
ELECT	A
EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$176,000