

Key: 4760

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.853

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION		
GAULIN LANE A TR SPECIAL K'S REALTY TR 67 ACADEMY DR BUZZARDS BAY, MA 02532-3403		23.3-49-0		67 ACADEMY DR		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
GAULIN LANE A TR		06/17/1998	F	11508-318	1	
GAULIN LANE & LINDA		04/23/1992	QS	103,000	N/A-N/A	
GAULIN ALFRED & JOAN			XX		N/A-N/A	

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 %
09609	11/18/2009	3	ALT/RENO	6,000	05/06/2010	TL	100 100
990201	04/30/1999	3	ALT/RENO	4,250	07/07/2000	TL	100 100
980748	12/24/1998	3	ALT/RENO	10,000	12/08/1999	MS	100 100
910521	10/24/1991	6	FENCE	200	02/01/1992	HS	100 100
900302	06/08/1990	3	ALT/RENO	350	08/22/1991	HS	100 100

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,865	5	1.00	100	1.00	100	1.00	259,270	4.43	A	1.00	R07	1.10			180,840

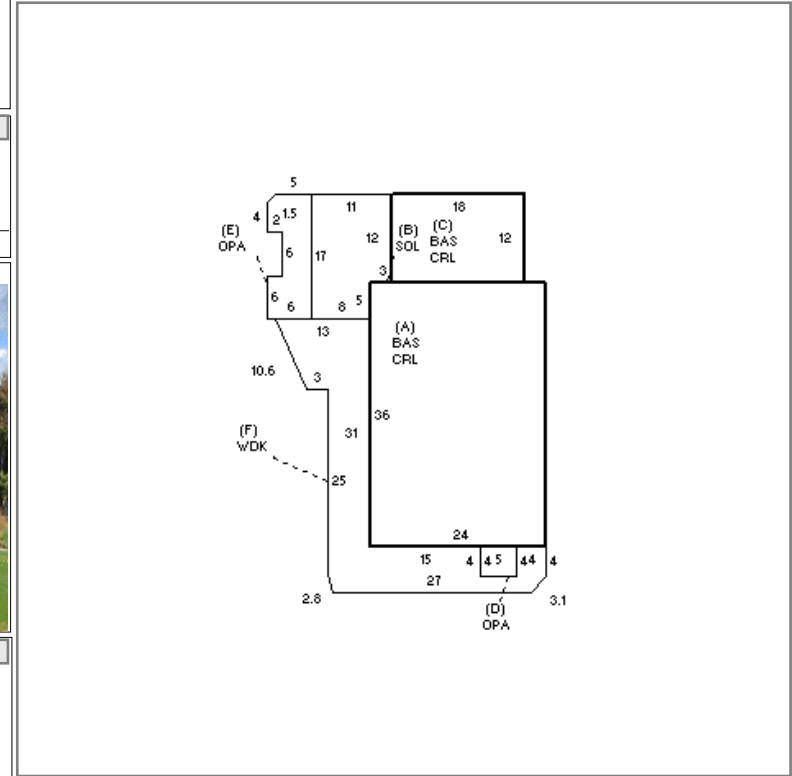
DETACHED

TOTAL	6,882 SF		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	TAY PT	NOTE	LAND	180,800	181,900				
Inf1	AVG		BUILDING	242,800	214,900				
N_Index	AVG		DETACHED	17,600	16,800				
			OTHER	0	0				
			TOTAL	441,200	413,600				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	A 0.75 22 X 28		616	35.32	16,300
SHF	A	1.00	A 0.75 5 X 21		105	16.42	1,300



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/18/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/18/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/18/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1952	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	269,771
NET AREA	1,080	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	CRL	N	BSMT CRAWL	1,080		20.04	21,638	CONDITION ELEM	CD
\$NLA(RCN)	\$250	OVERALL	0.970	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,080	1952	189.00	204,120	EXTERIOR	V
CAPACITY																	
STORIES	1	1.00		ROOF SHAPE	1	GABLE	1.00	B	SOL	N	SOLARIUM	172		94.36	16,230	INTERIOR	V
ROOMS	6	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	110		67.55	7,430	KITCHEN	G
BEDROOMS	3	1.00		FLOOR COVER	1	HARDWOOD	1.02	F	WDK	N	WOOD DECK	393		21.03	8,264	BATHS	G
BATHROOMS	1	1.00		INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		7,894.10	7,894	BATHS	G	
FIXTURES	7	1.00		HEATING/COOLING	1	FORCED AIR	1.00	FIX	O	XTRA FIXTURES	2		2,096.60	4,193	HEAT	A	
GARAGE CAPACITY	2	1.00		FUEL SOURCE	2	GAS	1.00								ELECT	A	
% BSMT FINISH	0	1.00		USE	0		1.00										
# OF HALF BATHS	1	1.00															
# OF UNITS	1	1.00															

EFF. YR/AGE	2009 / 13
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$242,800