

Key: 4811

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.926

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION	
SCHOFIELD ALLEN W TR 12 BELL ROAD NOMINEE TR 12 BELL RD BOURNE, MA 02532		23.4-8-0	12 BELL RD	
TRANSFER HISTORY		DOS	T	SALE PRICE
SCHOFIELD ALLEN W TR SCHOFIELD DORIS M		03/03/2014	F XX	1 28014-316 02974-0178

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
03437	07/01/2003	3	ALT/RENO	13,900	06/01/2004	TL	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	7	1.00	100	1.00	100	1.00	518,540	1.00	A	1.00	BVG	2.20		476,070
300	A	5,562	7	1.00	100	1.00	100	1.00	35,860	1.00	A	1.00	BVG	2.20		199,450

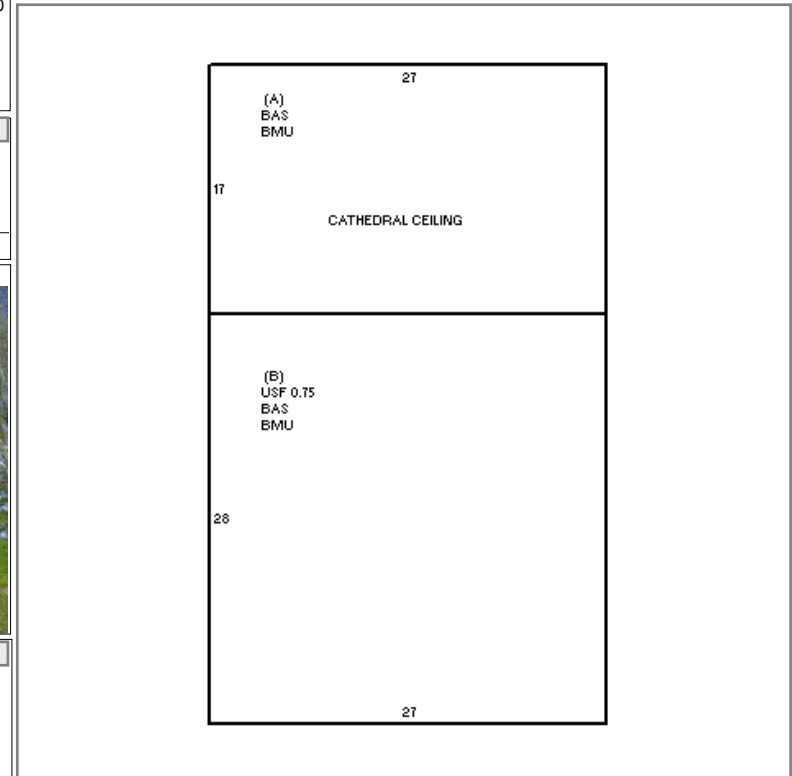
TOTAL	6.480 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	675,500	597,500			
Infl1	AVG		BUILDING	290,800	257,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	141,800	125,500			
			TOTAL	1,108,100	980,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	5/14/2008	TL
MODEL	1		RESIDENTIAL	LIST	5/14/2008	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	8/5/2013	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1972	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	377.673	
NET AREA	1,782	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,215		34.52	41,947	CONDITION ELEM	CD	
\$NLA(RCN)	\$212	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,215	1972	203.15	246,830	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	567	1972	118.91	67,424	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00		F22	O	FPL 2S 2OP	1		9,965.10	9,965	KITCHEN	A	
				FLOOR COVER	3	W/W CARPET	1.00		FIX	O	XTRA FIXTURES	5		2,301.46	11,507	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00									HEAT	A	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A	
				FUEL SOURCE	1	OIL	1.00											
				USE	0		1.00											



CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$290,800

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Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.927

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CURRENT OWNER		PARCEL ID	LOCATION		
SCHOFIELD ALLEN W TR 12 BELL ROAD NOMINEE TR 12 BELL RD BOURNE, MA 02532		23.4-8-0	12 BELL RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

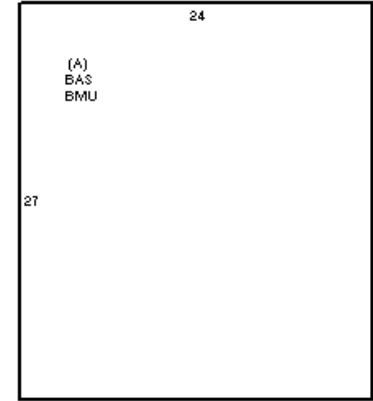
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A
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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd Infl1 N_Index	NOTE		LAND BUILDING DETACHED OTHER TOTAL	141,800	

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

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BUILDING	CD	ADJ	DESC	MEASURE	5/14/2008	TL
MODEL	1		RESIDENTIAL	LIST	5/14/2008	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	8/5/2013	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1972	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	648	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	648		46.48	30,120
\$NLA(RCN)	\$277	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	648	1972	208.29	134,975
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00		BMG	O	BSMT GARAGE	2		7,197.85	14,396
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00								
ROOMS	1	1.00		FLOOR COVER	1	HARDWOOD	1.02								
BEDROOMS	1	1.00		INT. FINISH	5	OTHER	1.00								
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00								
BATHROOMS	1	1.00		FUEL SOURCE	2	GAS	1.00								
FIXTURES	3	1.00		USE	0		1.00								
GARAGE CAPACITY	2	1.00													
% BSMT FINISH	0	1.00													
# OF HALF BATHS	0	1.00													
# OF UNITS	1	1.00													

TOTAL RCN	179,491	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	G	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1998 / 24	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$141,800	