

Key: 4992

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.121

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LAND

CURRENT OWNER				PARCEL ID				LOCATION			
MASSE JOHN O 6 FARNUM ROAD BOURNE, MA 02532-3640				24.2-10-0				6 FARNUM RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MASSE JOHN O				06/11/2009	N		23792-21				
MASSE JOHN O &				10/11/1996	QS	161,000	10433-283				
BERNARD WILLIAM &				04/11/1988	O	139,400	N/A-N/A				

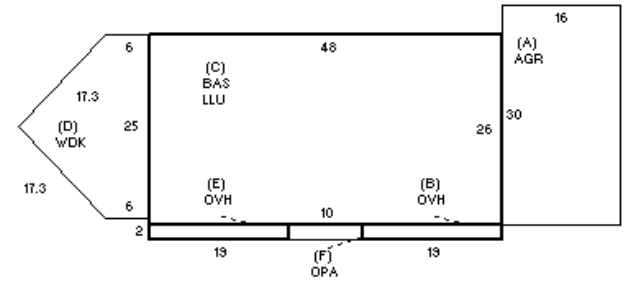
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
04318	05/17/2004	6	FENCE	1,600	11/04/2004	TL	100	100
560089	09/08/1989	2	ADDITIONS	7,000	04/06/1990	JAB	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	20,906	6	1.00	100	1.00	100	1.00	294,625	1.65	A	1.00	R07	1.25		233,040

TOTAL	20,909 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE				LAND	233,000	206,300
Infl1	AVG		BUILDING	312,100	281,700			
N_Index	AVG		DETACHED	1,100	1,500			
			OTHER	0	0			
						TOTAL	546,200	489,500

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	50 0.50	8 X 16		128	16.42	1,100



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BUILDING	CD	ADJ	DESC	MEASURE	5/15/2023	SL
MODEL	1		RESIDENTIAL	LIST	5/15/2023	VER
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	5/15/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1983	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	400,184
NET AREA	2,010	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	480		63.36	30,411		
\$NLA(RCN)	\$199	OVERALL	1.020	EXT COVER	4	VINYL	1.00	+	OVH	L	OVERHANG	76	1983	185.65	14,110		
				ROOF SHAPE	1	GABLE	1.00	C	LLU	N	LOWER LEVEL UNF	1,248		31.89	39,793		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	1,248	1983	192.70	240,490		
				FLOOR COVER	3	W/W CARPET	1.00	D	WDK	N	WOOD DECK	300		26.55	7,965		
				INT. FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	20		97.44	1,949		
				HEATING/COOLING	2	HOT WATER	1.02		LLF	L	LOWER LEVEL FIN	686	1983	63.25	43,392		
				FUEL SOURCE	1	OIL	1.00		BMG	O	BSMT GARAGE	1		7,306.90	7,307		
				USE	0		1.00		F11	O	FPL 1S TOP	1		8,219.30	8,219		
									FIX	O	XTRA FIXTURES	3		2,183.13	6,549		
																EFF.YR/AGE	1997 / 25
																COND	22 22 %
																FUNC	0
																ECON	0
																DEPR	22 % GD 78
																RCNLD	\$312,100