

Key: 5162

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.298

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CURRENT OWNER		PARCEL ID	LOCATION			
BELANGER DONNA TRS DONNA M BELANGER TRUST 46 WATERHOUSE RD BOURNE, MA 02532		24.3-87-0	46 WATERHOUSE RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
BELANGER DONNA TRS		12/20/2021	F	1	34767-159	
BELANGER DONNA		06/30/2008	QS	310,000	23015-322	
BOSSE MICHAEL		07/10/2007	O	200,000	22176-193	

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	%
07422	07/16/2007	3	ALT/RENO	9,000	06/26/2008	DB	100	100
07338	06/18/2007	2	ADDITIONS	60,000	06/26/2008	DB	100	100

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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,000 6	1.00	100	1.00	100	1.00	A	1.00	R04	0.90	170,740

TOTAL	23,000 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E	LAND	170,700	167,900			
Infl1	AVG		BUILDING	360,400	304,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	531,100	472,500			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	7/5/2023	SL
MODEL	1		RESIDENTIAL	LIST	7/5/2023	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	7/27/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1950	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	375.433		
NET AREA	1,593	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	910		40.88	37.202	CONDITION ELEM	CD		
\$NLA(RCN)	\$236	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	910	1950	222.32	202,310	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	683	2007	121.90	83,259	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	348		23.95	8,333	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	B	BMF	N	BSMT FINISH	507		49.12	24,904	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		9,875.80	9,876	HEAT	U		
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	4		2,387.38	9,550	ELECT	U		
				FUEL SOURCE	1	OIL	1.00												
				USE	0		1.00												
				EFF.YR/AGE 2015 / 7															
				COND 4 4 %															
				FUNC 0															
				ECON 0															
				DEPR 4 % GD 96															
				RCNLD \$360,400															