

Key: 5187

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.323

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KELSCH LAURENCE M ETUX KRISTINA J KELSCH 19 SANDY LN BOURNE, MA 02532				24.4-16-0				19 SANDY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
KELSCH LAURENCE M ETUX				10/07/2021	F	10 34550-109					
KELSCH LAURENCE M ETUX				12/15/2008	QS	290,000 23312-17					
BAGDIGIAN MITCHELL M				10/25/1995	XX	9898-282					

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	%
14139	03/11/2014	3	ALT/RENO	7,282	07/02/2014		100	100

LAND

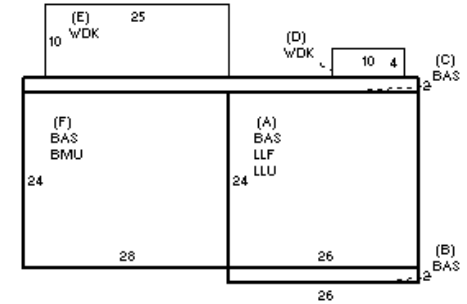
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,361	6	1.00	100 1.00	223,915	1.23	05 0.95	R06	1.00		191,200

TOTAL	30,361 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E 11250 SQ FT OF LAND UNUSABLE AS IT IS SUBJECT TO POWER LINE EASEMENT=TOPO	LAND	191,200	169,200			
Infl1	AVG		BUILDING	316,800	280,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	508,000	449,600			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/29/2008





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/2/2014	TL
MODEL	1		RESIDENTIAL	LIST	7/2/2014	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	7/2/2014	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	406.165
NET AREA	2,080	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	LLU	N	LOWER LEVEL UNF	624		38.64	24,113	CONDITION ELEM	CD
\$NLA(RCN)	\$195	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	624	1985	65.77	41,038	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,456	1985	195.53	284,685	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	290		27.60	8,005	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	F	BMU	N	BSMT UNFINISHED	672		49.06	32,969	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		8,545.60	8,546	HEAT	A	
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	3		2,269.80	6,809	ELECT	A	
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										

EFF. YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$316,800