

Key: 5361

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.505

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GUNZY CAROL L & JEAN F LEAHY 14 SUNNY LANE BOURNE, MA 02532-3594				26.1-140-0				14 SUNNY LN			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
GUNZY CAROL L & HALLWASS KARL H				06/24/1999	QS XX	140,000		12361-71 01428-0144			

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	%
990687	11/04/1999	4	DETACH.STRUC	1,150	08/07/2000	TL	100	100
960118	04/11/1996	6	FENCE	2,359	04/24/1997	JS	100	100
920114	03/13/1992	6	FENCE	2,247	03/17/1993	JS	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	1,892	7	1.00	100	1.00	100	1.00	35,860	1.00	A	1.00	BVG	2.20		67,850

TOTAL	2.810 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB		NOTE				LAND	543,900	481,300
Infl1	AVG			BUILDING	195,200	172,700			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
						TOTAL	739,100	654,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8 X 8			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/14/2017	TL
MODEL	1		RESIDENTIAL	LIST	6/14/2017	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	6/14/2017	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1955	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,020	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,020		37.75	38,507
\$NLA(RCN)	\$252	OVERALL	1.020	EXT COVER	6	SHAKES	1.05	A	BAS	L	BASE AREA	1,020	1955	198.74	202,717
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	48		65.63	3,150
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	EPA	N	ENCLOSED PORCH	30		118.65	3,559
				FLOOR COVER	35	WW-VINYL	1.00	D	PTA	N	PATIO	104		14.79	1,539
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		7,379.60	7,380
				HEATING/COOLING	2	HOT WATER	1.02		F11	O	FPL 1S 1OP			0.00	
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

TOTAL RCN	256,852	
CONDITION ELEM CD		
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE 1995 / 27		
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$195,200	

