

Key: 5368

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.512

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION															
ROSS PATRICK A & JENNY ROSS 6 BENEDICT RD BOURNE, MA 02532				26.1-151-0				6 BENEDICT RD															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
ROSS PATRICK A & ROSS PATRICK A BAKER DAVID E				12/20/2021 09/01/2009 03/03/2003	F QS N	1 252,500 150,000	34765-58 24006-121 16490-106																
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	6,250	7	1.00	100	1.00	100	1.00	424,260	4.83	A	1.00	BGD	1.80									294,170

TOTAL	6,229 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE				LAND	294,200	260,400
Infl1	AVG		BUILDING	169,000	149,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	463,200	409,900

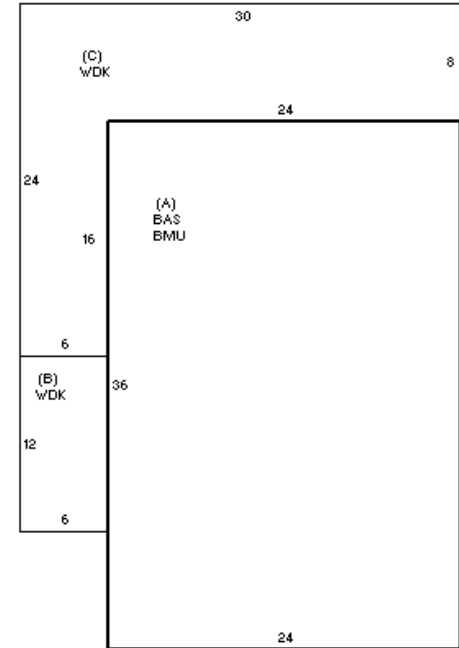
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	M	0.70	P 0.40	8 X 12		0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/13/2013	TL
MODEL	1		RESIDENTIAL	LIST	6/13/2013	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	10/30/2016	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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	%
11335	06/21/2011	9	DECK	3,000	08/09/2013	DB	100	100
960459	09/20/1996	3	ALT/RENO	325	04/30/1997	JS	100	100



YEAR BLT	1950	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	222,319
NET AREA	864	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	864		37.94	32,779		
\$NLA(RCN)	\$257	OVERALL	1.020	EXT COVER	6	SHAKES	1.05	A	BAS	L	BASE AREA	864	1950	206.32	178,257		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	408		22.22	9,067		
				ROOF COVER	1	ASPH/COMP SHIN	1.00		FIX	O	XTRA FIXTURES	1		2,216.10	2,216		
				FLOOR COVER	1	HARDWOOD	1.02										
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
																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	\$169,000