Key: 5541

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,683

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KINGSBURY SCOTT & BEVERLY J KINGSBURY 121 RIVER RD WESTON, MA 02493-2445	26.2-132-0	16 SEABREEZE DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KINGSBURY SCOTT &	11/30/1989	QS	162,000	9986-270

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	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,004	7 1.00	100 1.00	100 1.00	318,195	2.47	A 1.00	BAV 1.35			234,940

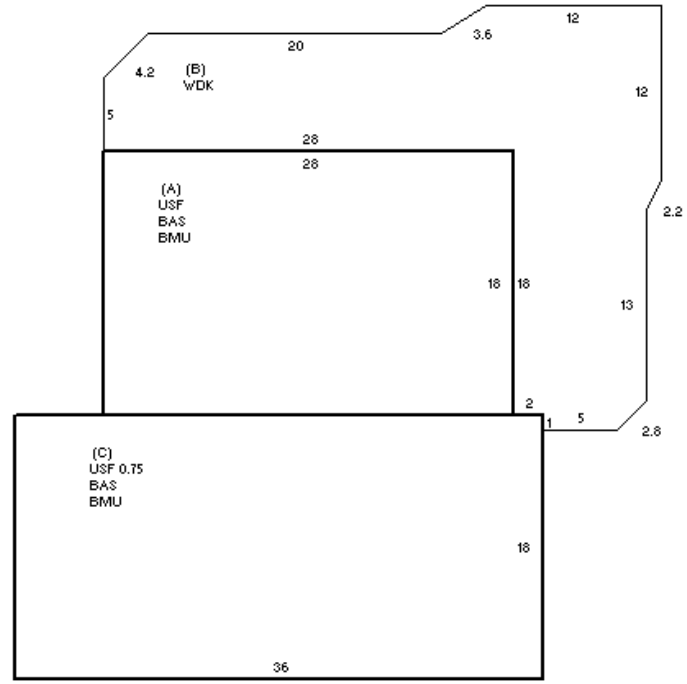
TOTAL	13,024 SF	ZONING	1	FRNT	0
Nbhd	GRAY GAB	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	234,900	207,900
BUILDING	355,600	314,700
DETACHED	0	0
OTHER	0	0
TOTAL	590,500	522,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	9 X 11			0.00	

PHOTO 12/31/2002



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/11/2008	TL
LIST	6/11/2008	EST
REVIEW	6/11/2008	TL

YEAR BLT	1982	SIZE ADJ	1.005
NET AREA	2,142	DETAIL ADJ	1.000
$NLA(RCN)	$213	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
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

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,152		39.95	46,018
+	BAS	L	BASE AREA	1,152	1982	210.29	242,253
+	USF	L	UPPER STORY FIN	990	1982	117.93	116,747
B	WDK	N	WOOD DECK	497		23.40	11,629
	BMF	N	BSMT FINISH	576		48.00	27,646
	FIX	O	XTRA FIXTURES	5		2,332.88	11,664

TOTAL RCN	455,957
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25	
COND	22	22 %
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD		$355,600