Key: 5678

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,817

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BRIGHTON PAMELA W 72 MONUMENT NECK ROAD BOURNE, MA 02532	26.4-37-0	72 MONUMENT NECK RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BRIGHTON PAMELA W	08/22/2019	V	380,000	32237-163
RONNQUIST RUTH & TRACY LY	02/06/2019	F	100	31823-201
LYN TRACY	02/06/2019	F	100	31823-152

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	%
20342	05/18/2020	9	DECK	3,500			0	0
920470	08/31/1992	1	NEW CONSTRUC	45,000	09/09/1993	CP	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,001	7 1.00	100 1.00	100 1.00	271,055	2.47	A 1.00	R04 1.15			200,130

TOTAL	12,981 SF	ZONING	1	FRNT	0

Nbhd	GRAY GAB
Infl1	AVG
N_Index	AVG

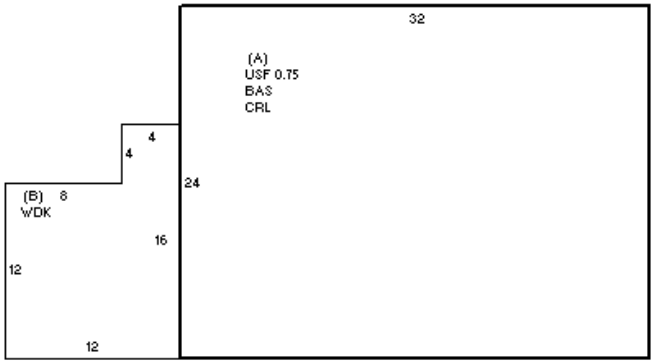
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	200,100	177,100
BUILDING	240,900	213,100
DETACHED	3,600	3,400
OTHER	0	0
TOTAL	**444,600**	**393,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	8 X 14		112	16.42	1,400
GZB	G 1.20	10 0.90			77	31.80	2,200

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	9/2/2020	RP
LIST	9/2/2020	EST
REVIEW	9/2/2020	RP

YEAR BLT	1992	SIZE ADJ	1.015
NET AREA	1,344	DETAIL ADJ	1.000
$NLA(RCN)	$216	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	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	35	W/W-VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	768		28.42	21,827
A	BAS	L	BASE AREA	768	1992	228.21	175,266
A	USF	L	UPPER STORY FIN	576	1992	121.74	70,119
B	WDK	N	WOOD DECK	160		38.69	6,191
	F21	O	FPL 2S 1OP	1		9,745.80	9,746
	FIX	O	XTRA FIXTURES	3		2,356.17	7,069

TOTAL RCN	290,218

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2002 / 20	
COND	17	17 %
FUNC	0	
ECON	0	
DEPR	17	% GD 83
RCNLD		$240,900