Key: 6250

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.406

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GOULDING KEVIN J & CINDY L GOULDING PO BOX 618 MONUMENT BEACH, MA 02553-0618	30.2-143-0	22 BROOKS RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GOULDING KEVIN J &	08/18/1986	X		(107678)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

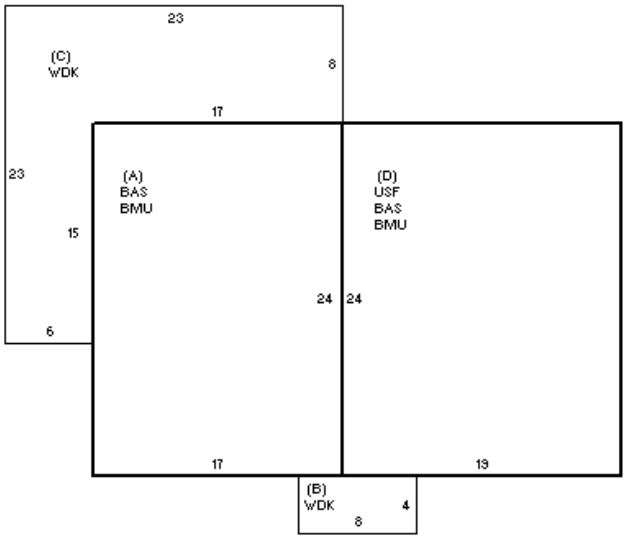
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
03685	09/24/2003	8	POOL	7,500	06/22/2004	TL	100	100
01511	08/20/2001	2	ADDITIONS	14,000	05/15/2003	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,220	9 1.00	100 1.00	100 1.00	271,055	3.07	A 1.00	BAV 1.15			195,110

TOTAL	10,237 SF	ZONING	1	FRNT	0
Nbhd	MO BCH	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	195,100	172,700
BUILDING	222,500	196,900
DETACHED	0	0
OTHER	0	0
TOTAL	**417,600**	**369,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APO	A 1.00	10 0.90	12 X 24			0.00	

PHOTO 01/08/2002

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/15/2003	TL
LIST	5/15/2003	EST
REVIEW	5/15/2003	TL

YEAR BLT	1980	SIZE ADJ	1.015
NET AREA	1,320	DETAIL ADJ	1.000
$NLA(RCN)	$211	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	5	1.00
BEDROOMS	2	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	5	ELECTRIC BB	0.98
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	864		37.01	31,979
+	BAS	L	BASE AREA	864	1980	201.28	173,905
+	WDK	N	WOOD DECK	306		21.68	6,634
D	USF	L	UPPER STORY FIN	456	2003	111.68	50,928
	F11	O	FPL 1S 1OP	1		8,138.30	8,138
	FIX	O	XTRA FIXTURES	3		2,161.60	6,485

TOTAL RCN	278,068

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

EFF.YR/AGE	1999 / 23		
COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80
RCNLD			$222,500