Key: 6289

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6,446

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BUCKLEY SEAN & KELLY A BUCKLEY PO BOX 105 MONUMENT BEACH, MA 02553	30.2-182-2	12 CARLTON RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BUCKLEY SEAN &	10/09/2020	QS	468,500	33347-238
JOSKA JANE E	10/21/2013	F		27769-287+8
JOSKA LOUIS F &	03/31/1987	XX		5648-141

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

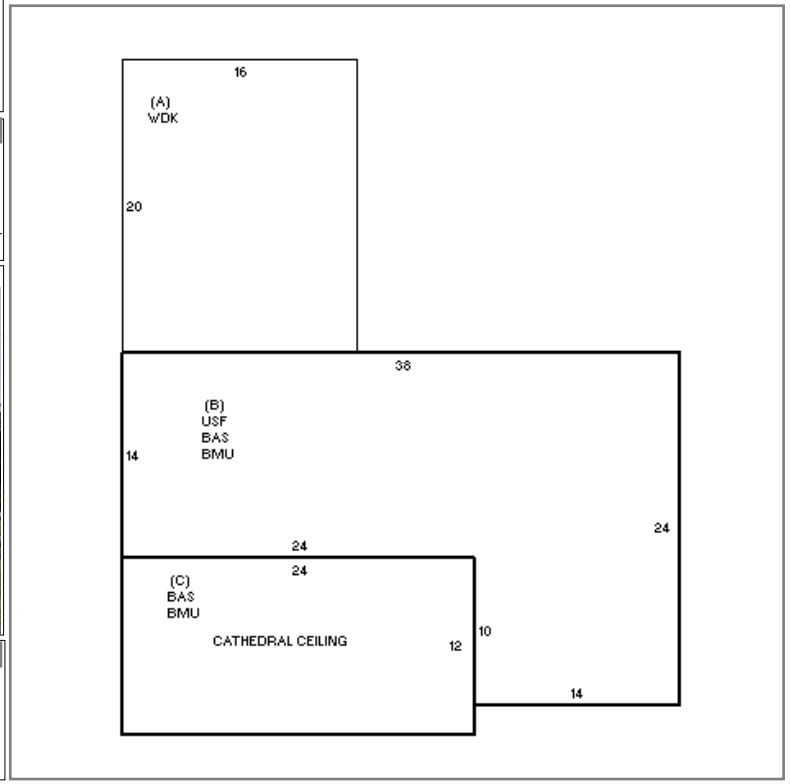
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23-165	06/16/2023	9	DECK	55,000			0	0
EXB-21-596	08/26/2021	3	ALT/RENO	6,950			100	100
B-21-76	02/26/2021	8	POOL	7,000	06/29/2021		100	100
		3	ALT/RENO		10/21/2020	TL	100	100
EXB-20-202	08/19/2020	6	FENCE	1,700			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,390	9 1.00	100 1.00	100 1.00	247,485	2.41	A 1.00	R05 1.05			183,370

TOTAL	13,373 SF	ZONING	1	FRNT	0
Nbhd	MO BCH	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	183,400	162,300
BUILDING	398,600	352,700
DETACHED	4,800	4,600
OTHER	0	0
TOTAL	**586,800**	**519,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G 1.20	10 0.90	10 X 12	2014	120	19.71	2,100
PDK	G 1.20	10 0.90		2021	205	14.64	2,700
APO	G 1.20	10 0.90	24' ROUND	2021		0.00	

PHOTO 12/30/2020

BLDG COMMENTS

BUILDING

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

MEASURE	10/21/2020	TL
LIST	10/21/2020	EST
REVIEW	10/21/2020	TL

YEAR BLT	1983	SIZE ADJ	1.010
NET AREA	1,632	DETAIL ADJ	1.000
$NLA(RCN)	$260	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	320		25.37	8,118
+	BMU	N	BSMT UNFINISHED	960		43.31	41,579
B	BAS	L	BASE AREA	672	1983	235.54	158,282
B	USF	L	UPPER STORY FIN	672	1983	129.15	86,788
C	BAS	L	BASE AREA	288	1983	235.54	67,835
	BMF	N	BSMT FINISH	672		52.04	34,971
	BMG	O	BSMT GARAGE	1		8,466.40	8,466
	F21	O	FPL 2S 1OP	1		10,463.00	10,463
	FIX	O	XTRA FIXTURES	3		2,529.53	7,589

TOTAL RCN	424,092

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

EFF.YR/AGE	2013 / 9	
COND	6 6 %	
FUNC	0	
ECON	0	
DEPR	6 % GD	94
RCNLD		$398,600