

Key: 6326

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.481

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WALSH MICHAEL & IDA LITTLE TRS OF SHORE BOULDERS RLTY TR PO BOX 431 MONUMENT BEACH, MA 02553-0431				30.2-222-0				100 EEL POND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WALSH MICHAEL & IDA LITTL				01/04/1991	XX		07404-00265				

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	%
PL-21-254	01/03/2022	3	ALT/RENO	1,500				
03649	09/11/2003	3	ALT/RENO	4,700	10/29/2003	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	9	1.00	100	1.00	100	1.00	388,905	1.00	A	1.00	PEX	1.65		357,050
300	A	4,662	9	1.00	100	1.00	100	1.00	26,895	1.00	A	1.00	PEX	1.65		125,380

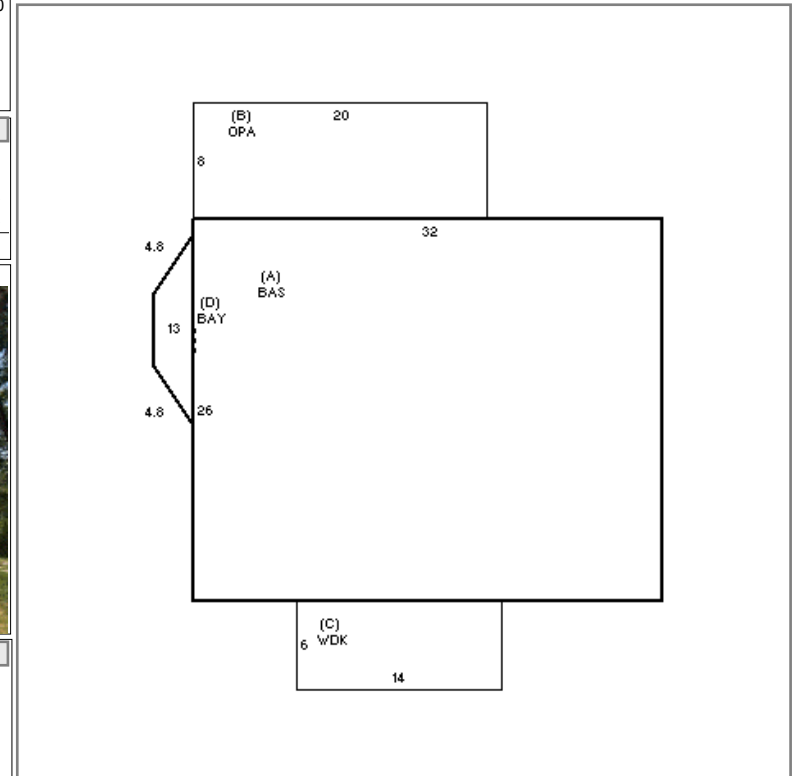
TOTAL	5.580 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	482,400	426,800
Infl1	AVG		LAND	111,700	98,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	594,100	525,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	7/13/2022	RP
MODEL	1		RESIDENTIAL	LIST	7/13/2022	EST
STYLE	6	0.70	COTTAGE [100%]	REVIEW	7/13/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	856	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00
\$NLA(RCN)	\$172	OVERALL	0.760	EXT COVER	1	WOOD SHINGLE	1.02
				ROOF SHAPE	1	GABLE	1.00
				ROOF COVER	1	ASPH/COMP SHIN	1.00
				FLOOR COVER	2	SOFTWOOD	1.02
				INT. FINISH	5	OTHER	1.00
				HEATING/COOLING	2	HOT WATER	1.02
				FUEL SOURCE	8	NONE	1.00
				USE	0		1.00



BLDG COMMENTS

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	146,985
A	BAS	L	BASE AREA	832	1920	153.73	127,900		
B	OPA	N	OPEN PORCH	160		50.66	8,106		
C	WDK	N	WOOD DECK	84		34.11	2,865		
D	BAY	L	BAYWINDOW	24	1920	140.38	3,369		
	FIX	O	XTRA FIXTURES	1		1,651.20	1,651		
	MST	O	MAS/METAL STACK	1		3,093.80	3,094		

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	\$111,700