

Key: 6334

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.490

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
RIVARD KENNETH W & C/O RIVARD KENNETH W 9 FORREST VIEW DR SCITUATE, RI 02831				30.4-6-0				8 ALONA AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RIVARD KENNETH W				11/20/2023	F	1	36095-309				
RIVARD KENNETH W &				07/23/2012	F	1	26521-323				
RIVARD RUSSELL L, KENNETH				02/24/2011	N		25278-34-38				

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 %
EXB-22-397	06/29/2022	3	ALT/RENO	9,800			100 100
03690	09/24/2003	3	ALT/RENO	5,000	10/29/2003	TL	100 100
01703	11/09/2001	3	ALT/RENO	700	02/07/2002	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	1,750	9	1.00	100	1.00	100	1.00	459,615	11.30	A	1.00	BGD	1.95			208,650

TOTAL	1,742 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	208,700	203,600
Infl1	AVG		LAND	101,300	89,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	310,000	293,200

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/5/2015	SW
MODEL	1		RESIDENTIAL	LIST	8/5/2015	EST
STYLE	6	0.70	COTTAGE [100%]	REVIEW	10/27/2016	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1900	SIZE ADJ	1.020
NET AREA	680	DETAIL ADJ	1.000
\$NLA(RCN)	\$196	OVERALL	0.700
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
FIXTURES		6	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	1	PIER	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	3	WOOD PANEL	0.98
HEATING/COOLING	7	FL/WALL UNIT	0.98
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	680	1900	147.28	100,150
B	WDK	N	WOOD DECK	85		31.42	2,670
C	ATF	N	ATTIC FINISH	400		44.32	17,729
D	OPA	N	OPEN PORCH	266		42.02	11,178
	FIX	O	XTRA FIXTURES	1		1,520.80	1,521

TOTAL RCN	133,248
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	\$101,300

