

Key: 6395

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.547

LEG
A
L
L
A
N
D

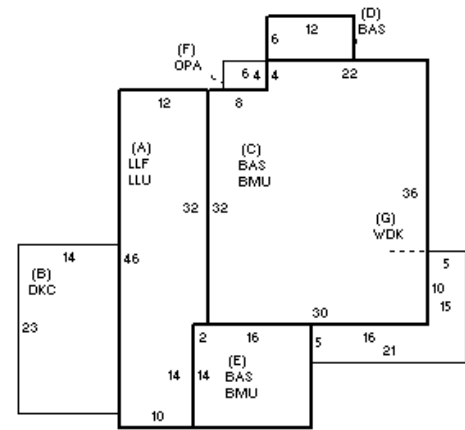
CURRENT OWNER								PARCEL ID				LOCATION			
MORSE JENNIFER B PO BOX 575 MONUMENT BEACH, MA 02553								30.4-70-0				31 LINWOOD AVE			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
MORSE JENNIFER B								02/02/2021	O	432,000	33753-38				
RILEY ROBERT J								09/11/2020	F	10	33248-120				
RILEY ROBERT J								09/11/2020	F	1	33248-114				
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	30,000 9	1.00	100	1.00	271,055	1.24	A	1.00	BAV	1.15	230,810			

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 %
E-21-168	03/05/2021	3	ALT/RENO	17,000	05/06/2022		100 100
B-21-84	03/02/2021	3	ALT/RENO	40,000	05/06/2022	TL	100 100

D
E
T
A
C
H
E
D

TOTAL	30,013 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND		230,800	204,300		
Infl1	AVG		BUILDING		336,700	297,900		
N_Index	AVG		DETACHED		2,100	2,000		
			OTHER		0	0		
TOTAL					569,600	504,200		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LBN	F	0.70 A	0.75 15 X 18		270	9.45	1,900
SHF	F	0.70 A	0.75 8 X 8			0.00	
CAN	F	0.70 A	0.75 6 X 15		90	3.43	200



B
U
I
L
D
I
N
G

BUILDING	CD	ADJ	DESC	MEASURE	9/6/2018	TL
MODEL	1		RESIDENTIAL	LIST	5/6/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/6/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1936	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,019		
NET AREA	1,868	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	524		36.25	18,997	CONDITION ELEM	CD		
\$NLA(RCN)	\$237	OVERALL	0.990	EXT COVER	4	VINYL	1.00	A	LLF	L	LOWER LEVEL FIN	524	1971	61.70	32,330	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	DKC	N	DECK-COMPOSITE	322		62.78	20,216	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	1,272		31.94	40,632	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02	C	BAS	L	BASE AREA	1,048	1936	187.96	196,985	BATHS	A		
				INT. FINISH	1	PLASTER	1.00	D	BAS	L	BASE AREA	72	1986	187.97	13,534	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	E	BAS	L	BASE AREA	224	1945	187.96	42,104	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	F	OPA	N	OPEN PORCH	24		95.08	2,282				
				USE	0		1.00	G	WDK	N	WOOD DECK	155		34.97	5,421				
									BGF	N	BSMT GOOD FINIS	1,272		39.09	49,725				
									F11	O	FPL 1S 1OP	1		8,017.20	8,017				
									FIX	O	XTRA FIXTURES	6		2,129.45	12,777				
				CAPACITY		UNITS	ADJ											EFF.YR/AGE	1995 / 27
				STORIES	1	1.00											COND	24 24 %	
				ROOMS	9	1.00											FUNC	0	
				BEDROOMS	3	1.00											ECON	0	
				BATHROOMS	2	1.00											DEPR	24 % GD 76	
				FIXTURES	11	1.00											RCNLD	\$336,700	
				GARAGE CAPACITY	0	1.00													
				% BSMT FINISH	0	1.00													
				# OF HALF BATHS	1	1.00													
				# OF UNITS	1	1.00													