

Key: 6540

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.701

LEGALS AND

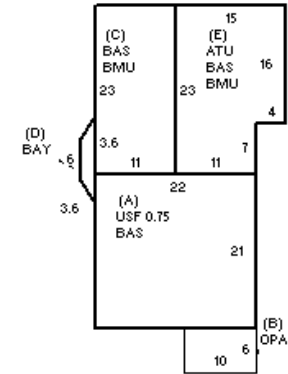
CURRENT OWNER		PARCEL ID		LOCATION	
BRALEY HSUEH AMY PO BOX 265 MONUMENT BEACH, MA 02553-0265		30.4-225-0		50 BEACH ST	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
BRALEY HSUEH AMY		08/05/2009	N	23946-147/8	
BRALEY EDWARD A ETUX		04/30/2007	F	21984-245	1
BRALEY EDWARD A &		06/21/2001	F	13960-223	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
02429	06/25/2002	3	ALT/RENO	10,000	09/04/2002	TL	100 100
960612	12/17/1996	4	DETACH.STRUC	1,500	04/25/1997	JS	100 100
930629	11/23/1993	10	WOODSTOVE	500	03/31/1994	JS	100 100

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,400 9	1.00	100	1.00	100	1.00	A	1.00	BAV	1.15	222,510

TOTAL	25,395 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	222,500	196,900			
Inf1	AVG		BUILDING	240,200	212,500			
N_Index	AVG		DETACHED	37,200	35,400			
			OTHER	157,800	139,700			
			TOTAL	657,700	584,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BBN	G	1.20	10 0.90 24 X 24		768	41.56	28,700
SHF	A	1.00	A 0.75 8 X 8		64	16.90	800
DGF	A	1.00	A 0.75 12 X 16		192	53.31	7,700
SHF	A	1.00	A 0.75 7 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	5/27/2014	TL
MODEL	1		RESIDENTIAL	LIST	5/27/2014	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	5/27/2014	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED BUILDING

YEAR BLT	1900	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	316.040
NET AREA	1,397	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,032	1900	202.64	209,124	CONDITION ELEM	CD
\$NLA(RCN)	\$226	OVERALL	1.040	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	347	1900	116.15	40,304	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	60		80.89	4,854	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BMU	N	BSMT UNFINISHED	570		48.59	27,697	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	D	BAY	L	BAYWINDOW	18	1900	191.18	3,441	BATHS	A
				INT. FINISH	1	PLASTER	1.00	E	ATU	N	ATTIC UNF	317		44.61	14,143	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	F22	O	FPL 2S 2OP	1		9,733.70	9,734	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	3		2,248.07	6,744			
				USE	0		1.00										
				CAPACITY		UNITS	ADJ										
STORIES		1.75		1.00													
ROOMS		5		1.00													
BEDROOMS		3		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													
				EFF.YR/AGE		1995 / 27											
				COND		24 24 %											
				FUNC		0											
				ECON		0											
				DEPR		24 % GD 76											
				RCNLD		\$240,200											

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Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.702

LEGAL


CURRENT OWNER			PARCEL ID			LOCATION		
BRALEY HSUEH AMY PO BOX 265 MONUMENT BEACH, MA 02553-0265			30.4-225-0			50 BEACH ST		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		

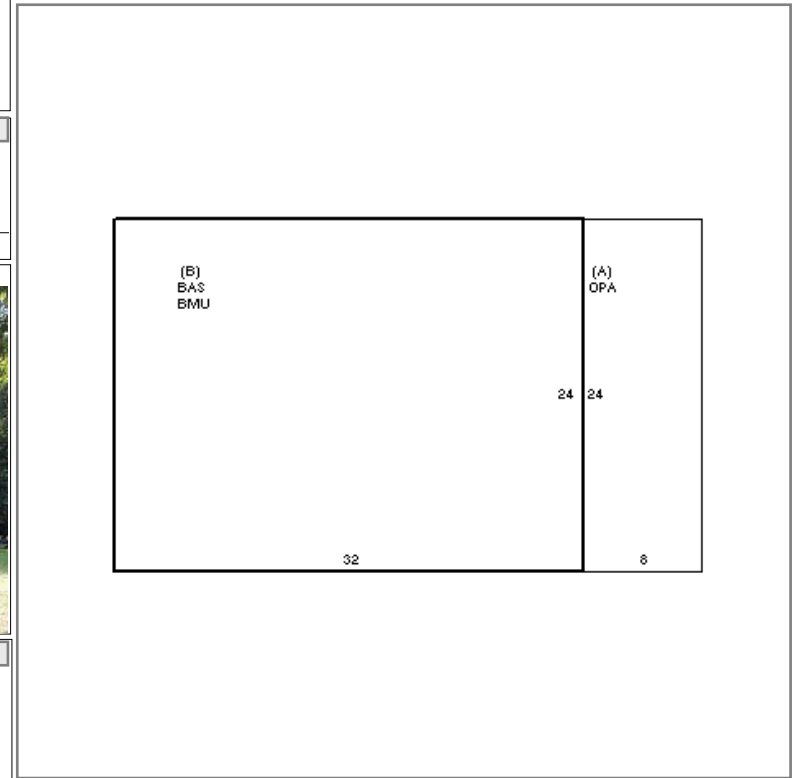
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	157,800	
Infl1			BUILDING		
N_Index			DETACHED		
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/04/2022
									



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	9/4/2002	TL
MODEL	1		RESIDENTIAL	LIST	9/4/2002	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	9/4/2002	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1967	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	207,693	
NET AREA	768	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	OPA	N	OPEN PORCH	192		63.33	12,160	CONDITION ELEM	CD	
\$NLA(RCN)	\$270	OVERALL	0.950	EXT COVER	14	OTHER	1.00	B	BMU	N	BSMT UNFINISHED	768		44.60	34,256	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	768	1967	199.88	153,507	INTERIOR	A
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	F11	O	O	FPL 1S 1OP	1		7,769.40	7,769	KITCHEN	A	
ROOMS	2	1.00		FLOOR COVER	1	HARDWOOD	1.02									BATHS	A	
BEDROOMS	1	1.00		INT. FINISH	3	WOOD PANEL	0.98									HEAT	A	
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A	
FIXTURES	5	1.00		FUEL SOURCE	2	GAS	1.00											
GARAGE CAPACITY	0	1.00		USE	0		1.00											
% BSMT FINISH	0	1.00																
# OF HALF BATHS	0	1.00																
# OF UNITS	1	1.00																
EFF.YR/AGE																1995 / 27		
COND																24	24 %	
FUNC																0		
ECON																0		
DEPR																24	% GD 76	
RCNLD																	\$157,800	