

Key: 6562

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.725

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LAI CHUCK W & GINA F 26 CLAY POND ROAD BOURNE, MA 02532				30.4-251-0				26 CLAY POND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LAI CHUCK W & GINA F				03/14/2018	F	100	31133-319				
FRYE GINA F &				08/21/2003	QS	253,000	17507-303				
LORD MARSHALL R &				12/30/1999	QS	145,900	12757-62				

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	%
20207	03/02/2020	9	DECK	1,000				0
15433	06/05/2015	14	SOLAR	12,000	10/16/2016			100
13586	09/04/2013	3	ALT/RENO	3,000	10/16/2016			100
05651	09/21/2005	10	WOODSTOVE	2,000	05/01/2006	TL		100

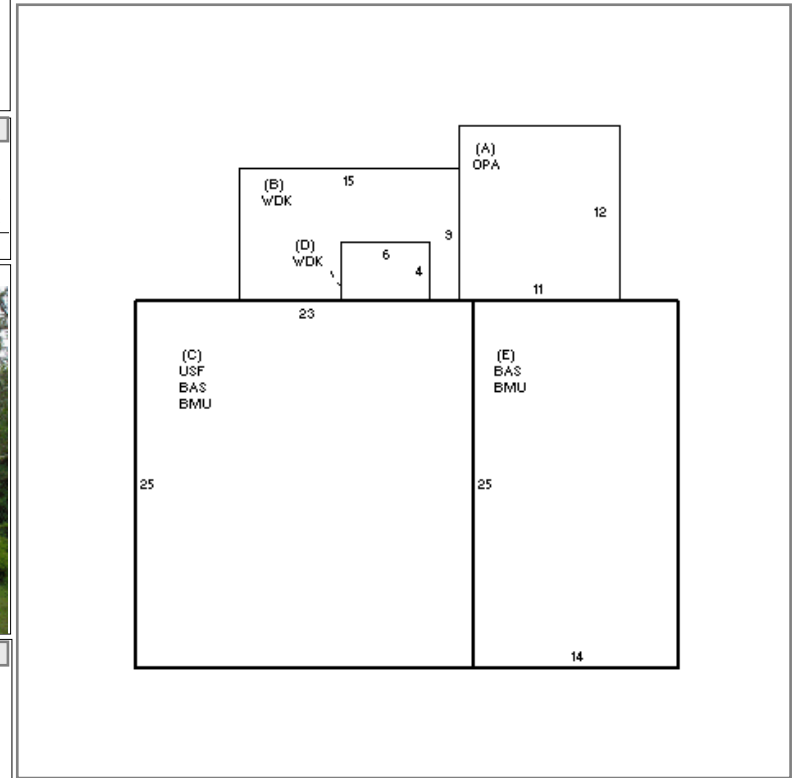
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	10,700	9	1.00	100	1.00	100	1.00	235,700	2.94	A	1.00	R04	1.00			170,410

TOTAL	10,716 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	170,400	150,800			
Infl1	AVG		BUILDING	252,200	223,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	422,600	374,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	9/10/2004	TL
MODEL	1		RESIDENTIAL	LIST	9/10/2004	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/10/2004	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1958	SIZE ADJ	1.010
NET AREA	1,500	DETAIL ADJ	1.000
\$NLA(RCN)	\$221	OVERALL	1.020

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	OPA	N	OPEN PORCH	132		70.69	9,331
EXT COVER	4	VINYL	1.00	+	WDK	N	WOOD DECK	159		36.03	5,729
ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	925		37.57	34,749
ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	925	1958	204.29	188,972
FLOOR COVER	1	HARDWOOD	1.02	C	USF	L	UPPER STORY FIN	575	1958	113.36	65,180
INT. FINISH	2	DRYWALL	1.00	BSF	N	BSMT SEMI-FIN	470		18.94	8,903	
HEATING/COOLING	1	FORCED AIR	1.00	F11	O	FPL 1S 1OP	1		8,260.10	8,260	
FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	3		2,193.97	6,582	
USE	0		1.00	MST	O	MAS/METAL STACK	1		4,111.50	4,112	

TOTAL RCN	331,816
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	\$252,200