

Key: 6782

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.946

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
KEENEY CAROL A 43 CLAY POND ROAD BUZZARDS BAY, MA 02532				31.3-7-0				43 CLAY POND RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KEENEY CAROL A				11/08/2018	F		31650-208				
KEENEY CAROL A & KILLION CAROL A				06/01/2006	F F XX		1 21058-41 04492-00273				

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	%	

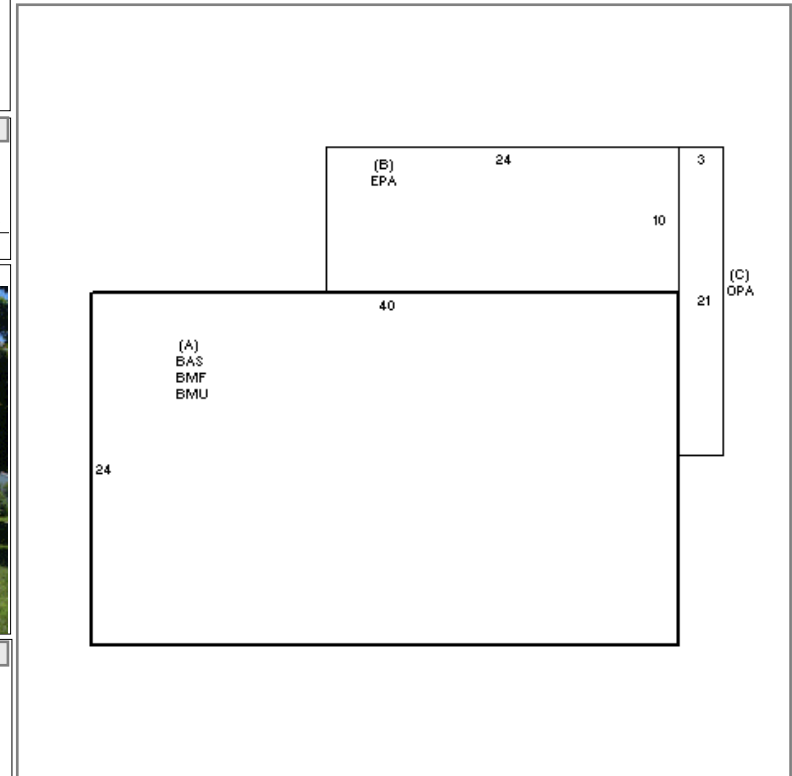
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,445 9		100	1.00	235,700	3.01	A	1.00	R04	1.00	170,010

TOTAL	10,454 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	170,000	150,500			
Infl1	AVG		BUILDING	189,200	167,400			
N_Index	AVG		DETACHED	13,000	12,300			
			OTHER	0	0			
			TOTAL	372,200	330,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90 A	0.75 22X24		528	32.70	13,000



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	8/21/2008	JH
MODEL	1		RESIDENTIAL	LIST	8/21/2008	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/3/2008	KEO
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			

YEAR BLT	1958	SIZE ADJ	1.020
NET AREA	960	DETAIL ADJ	1.000
\$NLA(RCN)	\$290	OVERALL	0.950
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	26	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	14	OTHER	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	960		35.33	33,921
A	BMF	N	BSMT FINISH	960		33.63	32,287
A	BAS	L	BASE AREA	960	1958	192.16	184,471
B	EPA	N	ENCLOSED PORCH	240		63.21	15,171
C	OPA	N	OPEN PORCH	63		74.26	4,678
	F11	O	FPL 1S 1OP	1		7,769.40	7,769

TOTAL RCN	278,297		
CONDITION ELEM			CD
EXTERIOR			F
INTERIOR			F
KITCHEN			F
BATHS			F
HEAT			A
ELECT			A
EFF.YR/AGE	1987 / 35		
COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD 68	
RCNLD	\$189,200		