

Key: 6785

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.949

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
WILLIAMS KENNETH & KATHLEEN TRS WILLIAMS FAMILY REALTY TR 88 PIERCE ROAD ROCKLAND, MA 02370		31.3-10-0	1 TOWER CIR			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
		03/22/2019	F XX		10 31901-119 04667-00252	

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 %
19700	07/31/2019	15	INSULATE/WEA	3,473			100 100
02054	02/04/2002	3	ALT/RENO	6,000	10/03/2002	TL	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,065 9		1.00	100 1.00	235,700	3.11	A	1.00	R04 1.00		169,420

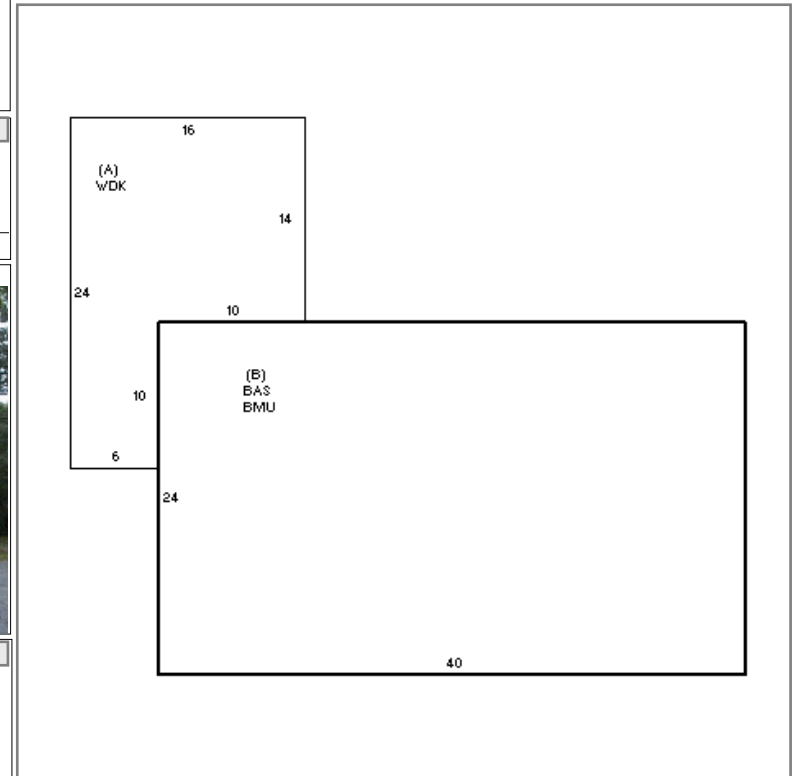
TOTAL	10,062 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	169,400	149,900
Infl1	AVG		LAND	178,900	158,300			
N_Index	AVG		BUILDING	0	0			
			DETACHED	0	0			
					OTHER	0	0	
					TOTAL	348,300	308,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L	0.90 F	0.60 8 X 8			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	10/31/2016	BC
MODEL	1		RESIDENTIAL	LIST	10/31/2016	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	10/31/2016	BC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			



YEAR BLT	1956	SIZE ADJ	1.020
NET AREA	960	DETAIL ADJ	1.000
\$NLA(RCN)	\$245	OVERALL	0.910
CAPACITY		UNITS	ADJ
STORIES		1	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
FIXTURES		5	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	4	FLR/WALL(FULL)	1.00
EXT COVER	11	ASPHALT SHINGLE	0.96
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	WDK	N	WOOD DECK	284		24.04	6,827
B	BMU	N	BSMT UNFINISHED	960		33.85	32,493
B	BAS	L	BASE AREA	960	1956	184.07	176,703
	BMF	N	BSMT FINISH	220		54.24	11,932
	F11	O	FPL 1S 10P	1		7,442.30	7,442

TOTAL RCN	235,397	
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	\$178,900	