

Key: 6826

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.990

LEG

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
MORIN RAYMOND J & ELIZABETH E MORIN				31.3-171-0				40 CLAY POND RD				
PO BOX 213 MONUMENT BEACH, MA 02553-0213				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)			
				MORIN RAYMOND J &			XX		01180-0268			
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,104 9	1.00	100	1.00	235,700	2.85	A	1.00	R04	1.00	171,050

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	%
910455	10/03/1991	10	WOODSTOVE	200	03/01/1992	HS	100	100
910144	04/18/1991	3	ALT/RENO	8,000	03/01/1992	HS	100	100

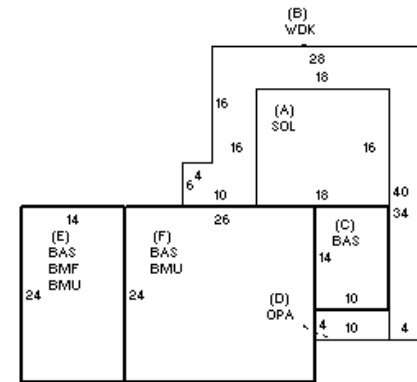
TOTAL	11,108 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	N O T E A L S O O W N S C O N T I G U O U S P A R C E L 1 7 4 W H I C H I S U N B U I L D A B L E				LAND	171,100	151,400
Infl1	AVG		BUILDING	240,500	212,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	411,600	364,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 50 0.50	6 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	8/20/2008	JH
MODEL	1		RESIDENTIAL	LIST	8/20/2008	JH
STYLE	1	0.95	RANCH [100%]	REVIEW	9/2/2008	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1959	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	316.492
NET AREA	1,100	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	SOL	N	SOLARIUM	288		86.66	24,958	CONDITION ELEM CD	
\$NLA(RCN)	\$288	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	424		21.46	9,101	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,100	1959	192.90	212,187	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	40		81.87	3,275	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	+	BMU	N	BSMT UNFINISHED	960		36.64	35,176	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	E	BMF	N	BSMT FINISH	336		58.71	19,728	HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00	F11	O	FPL 1S 1OP	1		8,056.90	8,057	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	MST	O	MAS/METAL STACK	1		4,010.40	4,010			
				USE	0		1.00										



EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD		\$240,500