

Key: 7095

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.237

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
RIPLEY ROBERT D PO BOX 630 MONUMENT BEACH, MA 02553				34.0-16-0				21 EMMONS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RIPLEY ROBERT D				10/09/2015	F		29192-314				
RIPLEY ELINOR D &				05/22/1992	A	106,000	8031-191				
RIPLEY ELINOR & ROBERT				05/21/1992	A	100	N/A-N/A				

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	%

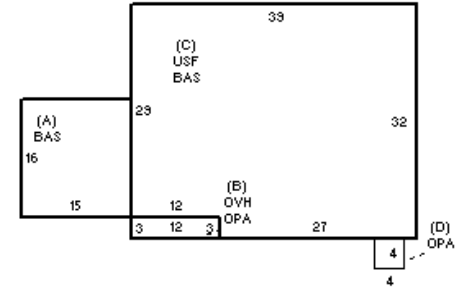
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,560	9	1.00	100	1,508,480	1.03	A	1.00	BSP	6.40	1,370,450

TOTAL	38,551 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	1,370,500	1,212,900			
Infl1	AVG		BUILDING	366,900	324,700			
N_Index	AVG		DETACHED	48,100	46,000			
			OTHER	0	0			
		TOTAL	1,785,500	1,583,600				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BHF	A	1.00	A 0.75 40X34		1,360	25.30	25,800
DGF	A	1.00	A 0.75 35X20		700	35.32	18,500
GHD	G	1.20	A 0.75 15X9		135	31.85	3,200
SHF	A	1.00	A 0.75 6X8		48	17.61	600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/7/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/7/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/7/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1918	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	458,659
NET AREA	2,700	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,452	1918	196.48	285,289	CONDITION ELEM	CD
\$NLA(RCN)	\$170	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	+	OPA	N	OPEN PORCH	52		82.08	4,268	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	B	OVH	L	OVERHANG	36	1918	193.97	6,983	INTERIOR	G
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	USF	L	UPPER STORY FIN	1,212	1918	111.35	134,956	KITCHEN	A
				FLOOR COVER	3	W/W CARPET	1.00		CPC	O	CAPE CELLAR	1		4,044.10	4,044	BATHS	A
				INT. FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		9,434.40	9,434	HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00		FIX	O	XTRA FIXTURES	6		2,280.87	13,685	ELECT	A
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1999 / 23													
				COND 20 20 %													
				FUNC 0													
				ECON 0													
				DEPR 20 % GD 80													
				RCNLD \$366,900													