

Key: 7162

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.316

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
PEDERSEN KEITH I & CHERYL A PEDERSEN PO BOX 87 MONUMENT BEACH, MA 02553				34.0-77-0				572 SHORE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
PEDERSEN KEITH I & PEDERSEN CHERYL A				12/14/2020	F	1 33575-206		1 07969-00105			
PEDERSEN CHERYL				04/14/1992	A	1 07969-00105					
				12/21/1989	G	50,000 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	%

LEGAL LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE													
100	S	21,970	9	1.00	100	1.00	100	1.00	459,615	1.58	A	1.00	BGD	1.95											366,800

TOTAL	21,954 SF		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH		NOTE			LAND	366,800	357,900	
Infl1	AVG			BUILDING	273,200	241,700			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
TOTAL							640,000	599,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 12			0.00	



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/12/2008	JH
MODEL	1		RESIDENTIAL	LIST	8/12/2008	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	9/2/2008	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

(A) OPA	34	
(B) USF 0.75 BAS BMF BMU	34	13
(C) USF 0.75 BAS BMU	34	13

YEAR BLT	1973	SIZE ADJ	1.010
NET AREA	1,547	DETAIL ADJ	1.000
\$NLA(RCN)	\$229	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		9	1.00
GARAGE CAPACITY		0	1.00
% BSMT FINISH		50	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	4	ASPHALT TILE	1.00
INT. FINISH	3	WOOD PANEL	0.98
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	204		63.60	12,975
+	BMU	N	BSMT UNFINISHED	884		39.41	34,836
B	BMF	N	BSMT FINISH	442		47.35	20,929
+	BAS	L	BASE AREA	884	1973	214.31	189,448
+	USF	L	UPPER STORY FIN	663	1973	117.51	77,908
F21	O		FPL 2S 1OP	1		9,519.90	9,520
FIX	O		XTRA FIXTURES	4		2,301.35	9,205

TOTAL RCN	354.821	
CONDITION ELEM	CD	
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT		A
ELECT		A
EFF.YR/AGE	1996 / 26	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD	\$273,200	