

Key: 7560

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.716

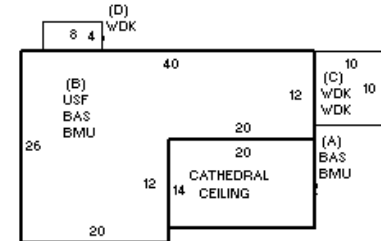
LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
ROAN LINDSAY C 130 CLAY POND ROAD BOURNE, MA 02532				35.2-4-0				130 CLAY POND RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ROAN LINDSAY C				10/01/2019	QS	384,000	32343-145					
COLE RICHARD A & BANDY, JOSEPH S.				07/24/1998	QS	126,000	11592-6					
				10/26/1990	QS	138,000	N/A-N/A					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,195 9	1.00	100	1.00	235,700	2.44	A	1.00	R04	1.00	174,330

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	%
19970	10/17/2019	15	INSULATE/WEA	3,200			100	100
11311	06/13/2011	8	POOL	750	07/25/2011		100	100
04168	03/17/2004	8	POOL	650	05/03/2004	TL	100	100
930454	08/24/1993	6	FENCE	550	04/28/1994	JS	100	100
890162	04/03/1989	9	DECK	1,236	01/17/1990	HLD	100	100

TOTAL	13,199 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE			LAND	174,300	154,300	
Infl1	AVG				BUILDING	335,700	297,000	
N_Index	AVG				DETACHED	0	0	
					OTHER	0	0	
						TOTAL	510,000	451,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
APO	A	1.00	10 0.90 18'			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	9/3/2020	RP
MODEL	1		RESIDENTIAL	LIST	9/3/2020	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/3/2020	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DET  
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ED

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G

YEAR BLT	1982	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	357,086		
NET AREA	1,760	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,000		38.30	38,303	CONDITION ELEM	CD		
\$NLA(RCN)	\$203	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,000	1982	208.30	208,300	EXTERIOR	G		
				ROOF SHAPE	6	SALTBOX	1.00	B	USF	L	UPPER STORY FIN	760	1982	114.21	86,802	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	232		27.21	6,312	KITCHEN	G		
				FLOOR COVER	3	W/W CARPET	1.00	F11	O	FPL 1S 1OP	1		8,422.10	8,422	BATHS	G			
				INT. FINISH	2	DRYWALL	1.00	FIX	O	XTRA FIXTURES	4		2,236.83	8,947	HEAT	U			
				HEATING/COOLING	2	HOT WATER	1.02											ELECT	U
				FUEL SOURCE	1	OIL	1.00											EFF.YR/AGE	2013 / 9
				USE	0		1.00											COND	6 6 %
																	FUNC	0	
																	ECON	0	
																	DEPR	6 % GD 94	
																	RCNLD	\$335,700	