

Key: 7596

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.752

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
KEPPER CAROL A TR CAROL A KEPPER FAMILY TRUST PO BOX 410 MONUMENT BEACH, MA 02553				35.2-43-0				20 COLONY AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KEPPER CAROL A TR CAROL A				01/14/2010	F	100	24303-70				
KEPPER CAROL A				11/03/1995	XX		9913-256				

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	%
08057	02/12/2008	3	ALT/RENO	3,500	09/23/2008	DB	100	100

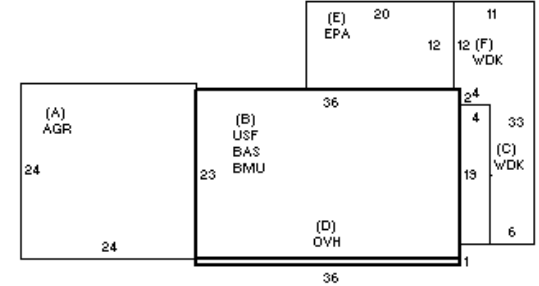
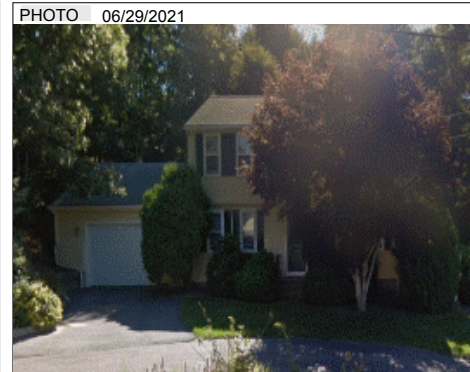
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,890 9		1.00	100	1.00	235,700	2.20	A	1.00	R04	1.00	176,990

TOTAL	14,898 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	177,000	156,600			
Infl1	AVG		BUILDING	292,500	258,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	469,500	415,400			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/29/2021	RP
MODEL	1		RESIDENTIAL	LIST	6/29/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	6/29/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1979	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	379,900		
NET AREA	1,692	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	576		64.92	37,394	CONDITION ELEM	CD		
\$NLA(RCN)	\$225	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	828		38.30	31,715	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	828	1979	208.30	172,472	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	USF	L	UPPER STORY FIN	828	1979	113.08	93,626	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	+	WDK	N	WOOD DECK	342		22.44	7,673	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	36	1979	190.24	6,849	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	E	EPA	N	ENCLOSED PORCH	240		68.52	16,445	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	F21	O	FPL 2S 1OP	1		9,253.00	9,253					
				USE	0		1.00	FIX	O	XTRA FIXTURES	2		2,236.85	4,474					
				CAPACITY		UNITS	ADJ											EFF.YR/AGE	1996 / 26
				STORIES	2	1.00											COND	23 23 %	
				ROOMS	7	1.00											FUNC	0	
				BEDROOMS	4	1.00											ECON	0	
				BATHROOMS	1	1.00											DEPR	23 % GD 77	
				FIXTURES	7	1.00											RCNLD	\$292,500	
				GARAGE CAPACITY	0	1.00													
				% BSMT FINISH	0	1.00													
				# OF HALF BATHS	1	1.00													
				# OF UNITS	1	1.00													