

Key: **8153**

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.316

LEGALS

LAND

CURRENT OWNER								PARCEL ID				LOCATION			
MONDOU MAUREEN H TR MONDOU FAMILY TRUST 35 BARASFORD AVE LOWELL, MA 01852								38.3-179-0				45 KENWOOD RD			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
MONDOU MAUREEN H TR MONDO								12/09/2014	F		1 28559-250				
MONDOU MAUREEN H								09/16/2011	N		25685-276				
MONDOU ROBERT G &								06/23/1978	QS	51,900	2735-95				

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	%	
04271	04/29/2004	3	ALT/RENO	3,547	03/28/2005	TL	100	100	

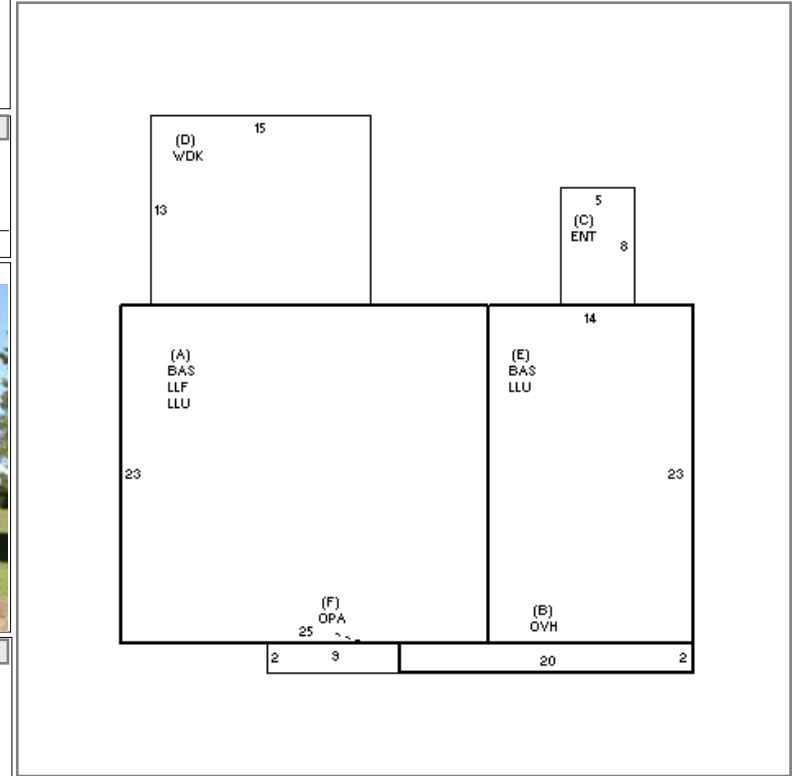
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	10,000	11	1.00	100	1.00	100	1.00	377,120	3.13	A	1.00	BAV	1.60				270,910

TOTAL	10,019 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS			
Nbhd	POC	NOTE							LAND	270,900	239,800
Infl1	AVG		BUILDING	210,100	186,000						
N_Index	AVG		DETACHED	0	0						
			OTHER	0	0						
TOTAL								481,000	425,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/8/2008	RJM
MODEL	1		RESIDENTIAL	LIST	9/8/2008	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	12/21/2009	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1967	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,512	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$183	OVERALL	1.020	EXT COVER	4	VINYL	1.00
CAPACITY				UNITS	ADJ		
STORIES	1	1.00		ROOF SHAPE	1	GABLE	1.00
ROOMS	6	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00
BEDROOMS	3	1.00		FLOOR COVER	1	HARDWOOD	1.02
BATHROOMS	1	1.00		INT. FINISH	2	DRYWALL	1.00
FIXTURES	5	1.00		HEATING/COOLING	1	FORCED AIR	1.00
GARAGE CAPACITY	1	1.00		FUEL SOURCE	2	GAS	1.00
% BSMT FINISH	64	1.00		USE	0		1.00
# OF HALF BATHS	0	1.00					
# OF UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UNF	897		33.01	29,607
A	LLF	L	LOWER LEVEL FIN	575	1967	63.57	36,552
+	BAS	L	BASE AREA	897	1967	204.29	183,251
B	OVH	L	OVERHANG	40	1967	186.57	7,463
C	ENT	N	ENCLOSED ENTRY	40		87.08	3,483
D	WDK	N	WOOD DECK	195		36.04	7,027
F	OPA	N	OPEN PORCH	18		97.93	1,763
	BMG	O	BSMT GARAGE	1		7,343.30	7,343

TOTAL RCN	276,488 <th>CONDITION ELEM</th> <th>CD</th>	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	A
		KITCHEN	A
		BATHS	A
		HEAT	A
		ELECT	A
EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD		\$210,100	