

Key: 8310

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.467

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KERR KINGA Z & KEITH J KERR 15 MCKENZI LANE MANSFIELD, MA 02148				38.3-347-0				58 KING PHILLIP RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KERR KINGA Z & BATTISTA JOHN A LOCKABY				06/23/2021	QS	420,000	34232-39				
SMITH BRADFORD M & BEVERL				05/28/2008	QS	220,800	22937-344				
				07/23/2002	X		15392-117				

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	%
13226	04/11/2013	3	ALT/RENO	7,200	10/31/2016		100	100
08471	09/02/2008	3	ALT/RENO		10/31/2016		100	100

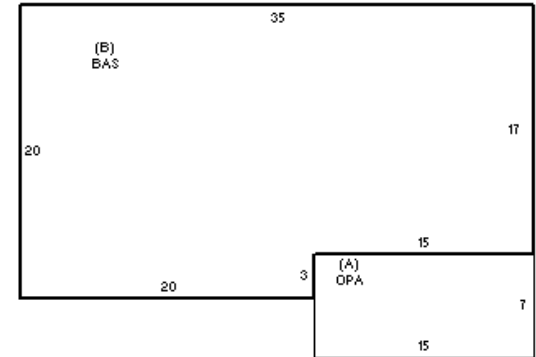
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	11,674	11	1.00	100	1.00	100	1.00	589,250	2.72	A	1.00	BA+ 2.50		429,850

TOTAL	11,674 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE association dock leads to deep water access	LAND	429,900	334,800			
Infl1	AVG		BUILDING	61,300	54,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		491,200	389,100			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/15/2022	RP
MODEL	1		RESIDENTIAL	LIST	6/15/2022	EST
STYLE	6	0.70	COTTAGE [100%]	REVIEW	6/15/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1940	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	76.669	
NET AREA	655	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	OPA	N	OPEN PORCH	105		34.99	3,674	CONDITION ELEM	CD	
\$NLA(RCN)	\$117	OVERALL	0.500	EXT COVER	1	WOOD SHINGLE	1.02	B	BAS	L	BASE AREA	655	1940	105.20	68,906	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 1OP	1		4,089.20	4,089	INTERIOR	G	
				ROOF COVER	1	ASPH/COMP SHIN	1.00									KITCHEN	A	
				FLOOR COVER	21	COMBO	1.00									BATHS	A	
				INT. FINISH	3	WOOD PANEL	0.98									HEAT	A	
				HEATING/COOLING	13	NONE	0.80									ELECT	A	
				FUEL SOURCE	8	NONE	1.00											
				USE	0		1.00											
CAPACITY		UNITS	ADJ															
STORIES		1	1.00															
ROOMS		5	1.00															
BEDROOMS		3	1.00															
BATHROOMS		1	1.00															
FIXTURES		5	1.00															
GARAGE CAPACITY		0	1.00															
% BSMT FINISH		0	1.00															
# OF HALF BATHS		0	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE		1999 / 23																
COND	20	20 %																
FUNC	0																	
ECON	0																	
DEPR	20	% GD	80															
RCNLD				\$61,300														