Key: 9042

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,242

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SAVAGEAU KAREN A & ANTHONY T SAVAGEAU 70 COLONIAL DR MANSFIELD, MA 02048	43.1-34-0	14 KENWOOD RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SAVAGEAU KAREN A &	01/28/2021	QS	580,000	33731-67
DEIANA JR ROBERT V & DAWN	09/12/2018	F	1	31522-26
DEIANA JR ROBERT V & JANE	09/12/2018	F	1	31522-19

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	%
EXB-21-305	05/03/2021	15	INSULATE/WEA	5,613			100	100
04882	11/30/2004	3	ALT/RENO	40,000	10/04/2005	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,320	11 1.00	100 1.00	100 1.00	377,120	2.03	A 1.00	BAV 1.60			286,780

TOTAL	16,335 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

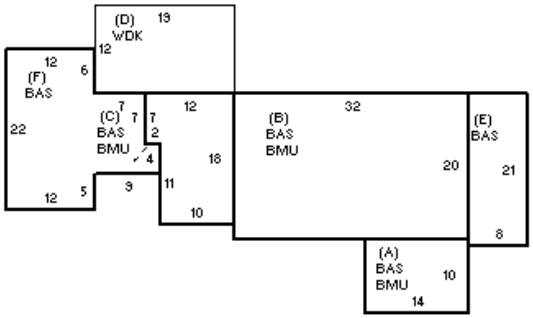
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	286,800	253,800
BUILDING	351,200	310,800
DETACHED	0	0
OTHER	0	0
TOTAL	**638,000**	**564,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	8 X 10			0.00	

PHOTO 10/05/2005



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/27/2021	RP
LIST	5/27/2021	EST
REVIEW	5/27/2021	RP

BLDG COMMENTS

YEAR BLT	1945	SIZE ADJ	1.015
NET AREA	1,491	DETAIL ADJ	1.000
$NLA(RCN)	$245	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	974		37.38	36,410
+	BAS	L	BASE AREA	780	1945	188.07	146,693
D	WDK	N	WOOD DECK	228		26.55	6,054
+	BAS	L	BASE AREA	711	1945	188.07	133,717
	ATU	N	ATTIC UNF	500		43.33	21,665
	F11	O	FPL 1S 1OP	1		8,219.70	8,220
	FIX	O	XTRA FIXTURES	6		2,183.23	13,099

TOTAL RCN	365,857

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U

EFF.YR/AGE	2015 / 7	
COND	4 4 %	
FUNC	0	
ECON	0	
DEPR	4	% GD 96
RCNLD		$351,200