Key: 9310

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,527

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LINDSEY CHARLES C & KATHLEEN M LINDSEY 8 CLARENDON COMMON FRANKLIN, MA 02038	43.3-2-0	100 SALT MARSH LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LINDSEY CHARLES C &	04/27/1990	XX		7142-162

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	%
0000		3	ALT/RENO		06/04/2021	TL	100	100
EX21-328	05/10/2021	3	ALT/RENO	3,000			100	100
EXB-21-18	01/12/2021	15	INSULATE/WEA	5,400			100	100
EXB-20-485	11/30/2020	15	INSULATE/WEA	4,200			100	100
910192	05/03/1991	3	ALT/RENO	3,000	02/01/1992	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,700	11 1.00	100 1.00	100 1.00	1,343,490	5.27	A 1.00	BEX 5.70			926,650

TOTAL	5,706 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

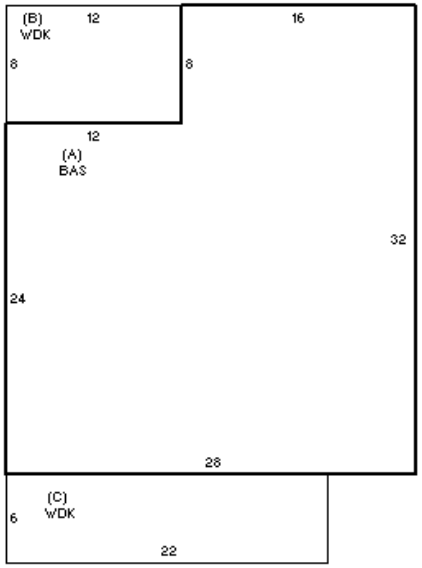
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	926,700	820,100
BUILDING	134,400	119,000
DETACHED	0	0
OTHER	0	0
TOTAL	**1,061,100**	**939,100**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/04/2021



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	0.70	COTTAGE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/4/2021	TL
LIST	6/4/2021	EST
REVIEW	6/4/2021	TL

YEAR BLT	1950	SIZE ADJ	1.020
NET AREA	800	DETAIL ADJ	1.000
$NLA(RCN)	$187	OVERALL	0.770

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	6	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	1	PIER	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	5	OTHER	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	800	1950	170.11	136,085
+	WDK	N	WOOD DECK	228		21.36	4,870
	F11	O	FPL 1S 1OP	1		6,612.20	6,612
	FIX	O	XTRA FIXTURES	1		1,756.50	1,757

TOTAL RCN	149,324

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

EFF.YR/AGE	2009 / 13		
COND	10	10 %	
FUNC	0		
ECON	0		
DEPR	10	% GD	90
RCNLD			$134,400