

Key: 10056

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.286

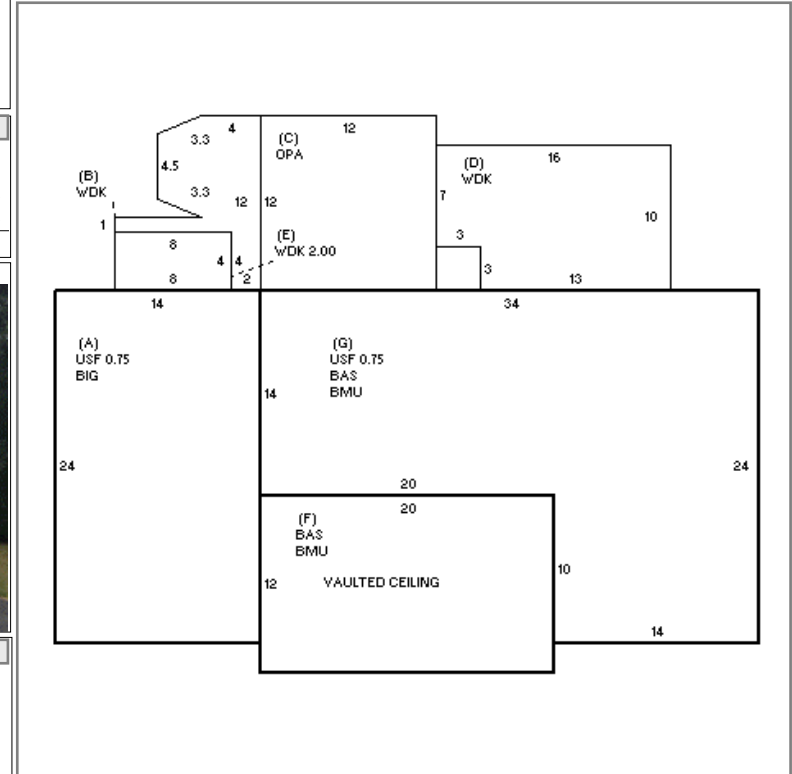
LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION								
RUSSO BARBARA 1 ROLLING OAKS DR POCASSET, MA 02559				44.4-39-0				1 ROLLING OAKS DR								
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)									
RUSSO BARBARA				09/03/2021	F	1 (141115)										
RUSSO JAMES A &				06/21/1996	QS	147,900 (141115)										
BUSHWAY MARK D &				03/22/1993	QS	131,000 N/A-N/A										
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	22,334	14	1.00	100	1.00	100	1.00	247,485	1.56	A	1.00	R05	1.05		198,100


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 %
19495	06/05/2019	3	ALT/RENO	4,667	08/26/2019	TL	100 100
12589	08/27/2012	3	ALT/RENO	3,300	10/31/2012		100 100
940036	02/03/1994	3	ALT/RENO	1,500	01/17/1995	JS	100 100
930152	04/16/1993	6	FENCE	250	05/20/1994	JS	100 100

LEGAL LAND

TOTAL	22,346 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE				LAND	198,100	175,300
Infl1	AVG		BUILDING	294,300	260,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	492,400	435,800



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/28/2019
									

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/26/2019	TL
MODEL	1		RESIDENTIAL	LIST	8/26/2019	TL
STYLE	4	1.05	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1987	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	377,340
NET AREA	1,570	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	336		97.48	32,752		
\$NLA(RCN)	\$240	OVERALL	1.090	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	714	1987	119.71	85,470		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	278		28.51	7,927		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	144		75.53	10,877		
				FLOOR COVER	35	W/W-VINYL	1.00	+	BMU	N	BSMT UNFINISHED	856		40.14	34,364		
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	856	1987	218.31	186,877		
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		9,697.80	9,698		
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	4		2,344.38	9,378		
				USE	0		1.00										

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

EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78

RCNLD	\$294,300
-------	-----------