

Key: 10124

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.362

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FOUNTAIN CHARLES E & EMILY CURTIN TRS 2ND TIME RLTY TR PO BOX 1334 POCASSET, MA 02559				47.0-22-0				54 CLUBHOUSE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FOUNTAIN CHARLES E & EMILY				01/12/2022	P	185,000	(228855)				
WHITE ROBERT M				06/01/2004	F	1	(173225)				
WHITE ROBERT M &				09/28/1984	F	1	(98389)				

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	%
B-22-93	04/23/2022	1	NEW CONSTRUCT	500,000	06/27/2023	TL	100	100

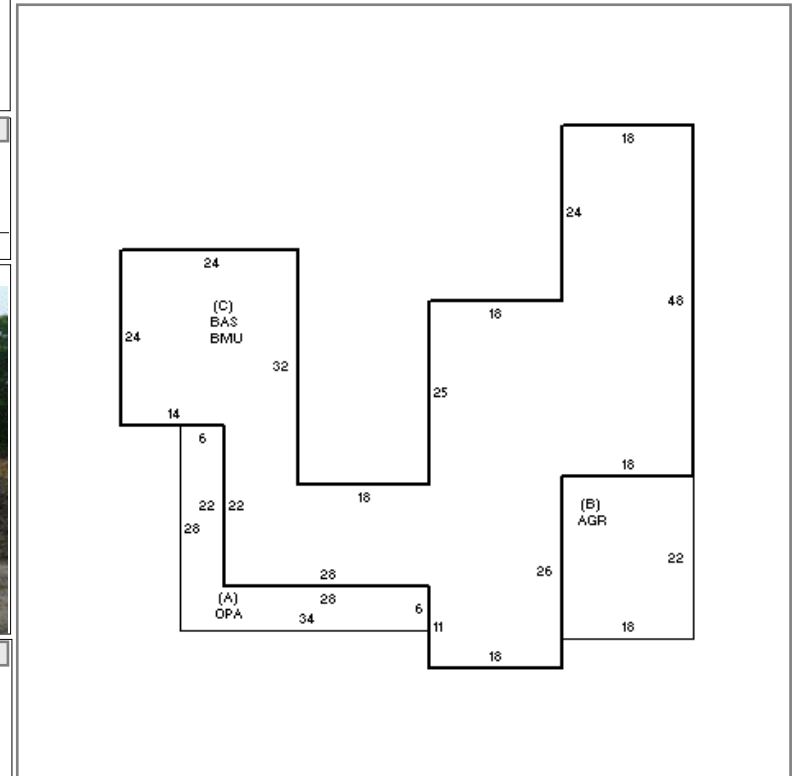
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	30,021	11	1.00	100	1.00	100	1.00	271,055	1.24	A	1.00	R08	1.15			230,840

TOTAL	30,013 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	230,800	195,400			
Infl1	AVG		BUILDING	767,400	0			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	998,200	195,400			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								06/27/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/8/2023	TL
MODEL	1		RESIDENTIAL	LIST	2/8/2023	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	10/24/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2022	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	767,413
NET AREA	2,812	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	OPA	N	OPEN PORCH	336		73.53	24,708	CONDITION ELEM	CD
\$NLA(RCN)	\$273	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	B	AGR	N	ATT GARAGE	396		87.21	34,536	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	2,812		34.36	96,619	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	2,812	2022	205.47	577,771	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02		BMG	O	BSMT GARAGE	2		8,906.45	17,813	BATHS	A
				INT. FINISH	1	PLASTER	1.00		FIX	O	XTRA FIXTURES	6		2,661.02	15,986	BATHS	A
				HEATING/COOLING	11	HT WATER CL AIR	1.05									HEAT	A
				FUEL SOURCE	2	GAS	1.00									ELECT	A
				USE	0		1.00										

EFF.YR/AGE	2022 / 0
COND	0 0 %
FUNC	0 uc
ECON	0
DEPR	0 % GD 100
RCNLD	\$767,400