

Key: 10128

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.366

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BISIO FRANCINE R TRS QUINN FAMILY IRREV TRUST 62 CLUBHOUSE DRIVE POCASSET, MA 02559				47.0-26-0				62 CLUBHOUSE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BISIO FRANCINE R TRS				01/09/2018	F	100 (215130)					
QUINN MICHAEL R &				06/09/1993	QS	69,000 (130335)					

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-23-54	04/03/2023	3	ALT/RENO	38,774			0 0
15166	04/01/2015	14	SOLAR	17,000	05/05/2015		100 100
12388	06/11/2012	8	POOL		08/08/2013	DB	100 100
05284	05/05/2005	3	ALT/RENO	3,000	03/21/2007	TL	100 100
200407	06/29/2000	2	ADDITIONS	4,000	12/18/2000	TL	100 100

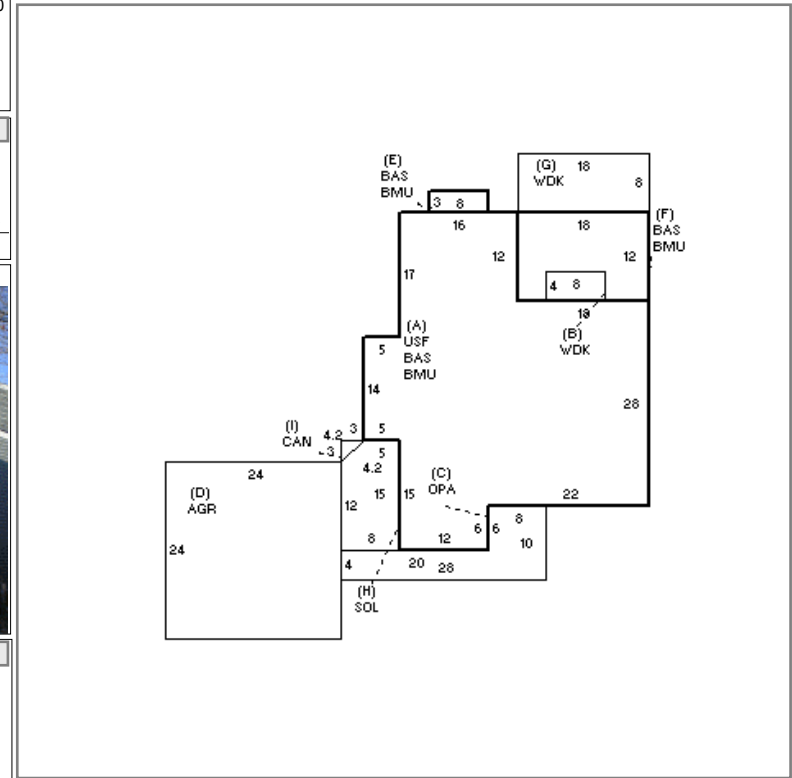
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	40,000	11	1.00	100	1.00	100	1.00	271,055	1.00	A	1.00	R08	1.15			248,850
300	A	0.182	11	1.00	100	1.00	100	1.00	18,745	1.00	A	1.00	R08	1.15			3,410

TOTAL	1.100 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC		NOTE				LAND	252,300	213,500
Infl1	AVG			LAND BUILDING	545,400	488,800			
N_Index	AVG			DETACHED	28,900	27,500			
							OTHER	0	0
							TOTAL	826,600	729,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
IPG	E	1.90	10 0.90	18 X 36	2012	648	49.58	28,900



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



YEAR BLT	1993	SIZE ADJ	1.000
NET AREA	2,812	DETAIL ADJ	1.000
\$NLA(RCN)	\$246	OVERALL	1.150
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		11	1.00
GARAGE CAPACITY		2	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	2	CLAPBOARD	1.00
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	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,526		40.41	61,669
+	BAS	L	BASE AREA	1,526	1993	232.07	354,138
A	USF	L	UPPER STORY FIN	1,286	1993	131.52	169,134
+	WDK	N	WOOD DECK	176		44.25	7,787
C	OPA	N	OPEN PORCH	160		82.68	13,228
D	AGR	N	ATT GARAGE	576		78.18	45,034
H	SOL	N	SOLARIUM	116		129.92	15,071
I	CAN	N	CANOPY	5		19.48	97
	FIX	O	XTRA FIXTURES	6		2,694.03	16,164
	GFP	O	GAS FIREPLACE	1		8,096.00	8,096

TOTAL RCN	690,419	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1998 / 24	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$545,400	