

Key: 10253

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.489

LEGAL

LAND

DETACHED

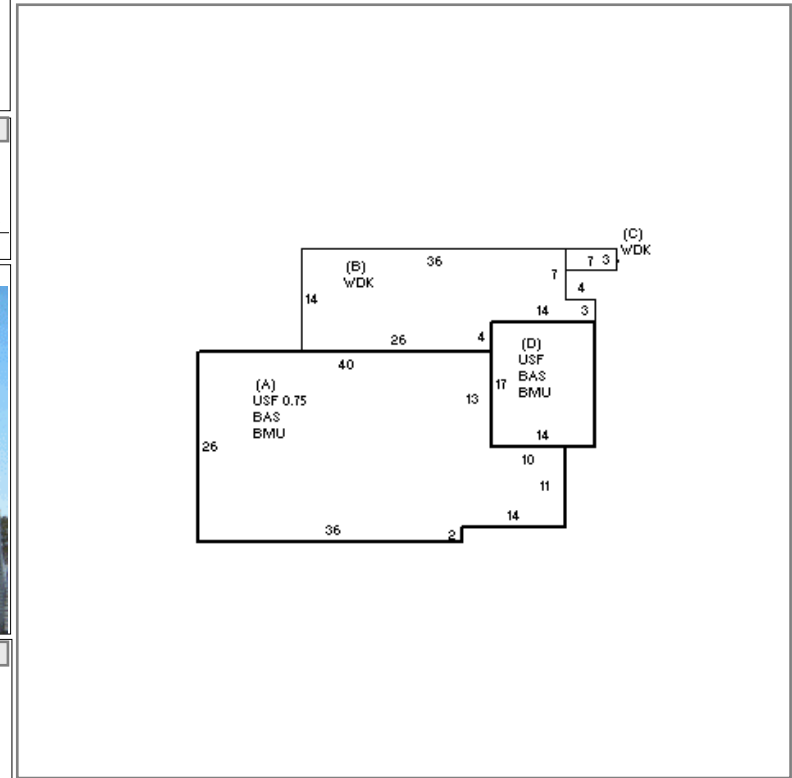
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
FISHER RICHARD W & MARY E-TR FISHER FAMILY INVESTMENT TRUST 76 ELGIN RD POCASSET, MA 02559				47.1-110-0				76 ELGIN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
FISHER RICHARD W & MARY E				05/01/2017	F	1 30455-184					
FISHER RICHARD W ETUX				03/18/2016	QS	722,500 29517-200					
KENNY PATRICIA A				03/31/2000	QS	550,000 12921-59					

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	%
19259	04/10/2019	3	ALT/RENO	11,000			100	100
19235	04/02/2017	4	DETACH.STRUC				100	100
17048	01/19/2017	15	INSULATE/WEA	2,020			100	100
10404	07/06/2010	3	ALT/RENO	29,100	02/06/2013	TL	100	100
08571	10/20/2008	3	ALT/RENO	4,000	06/17/2009		100	100

TOTAL	18,295 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	729,400	451,900			
Inf1	AVG		BUILDING	474,500	424,900			
N_Index	AVG		DETACHED	15,400	12,600			
			OTHER	0	0			
			TOTAL	1,219,300	889,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	10 0.90 16 X 32		512	29.72	13,700
PTD	A	1.00	10 0.90 EST		500	3.76	1,700
SHF	A	1.00	10 0.90 8 X 12	2019		0.00	



BUILDING	CD	ADJ	DESC	MEASURE	10/7/2019	TL
MODEL	1		RESIDENTIAL	LIST	2/6/2013	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	10/7/2019	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1981	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	571,673				
NET AREA	2,475	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,380		36.07	49,778	CONDITION ELEM	CD				
\$NLA(RCN)	\$231	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,380	1981	212.25	292,910	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,095	1981	117.39	128,544	INTERIOR	G				
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	497		24.12	11,987	KITCHEN	G				
				FLOOR COVER	1	HARDWOOD	1.02		BMF	N	BSMT FINISH	880		39.19	34,488	BATHS	G				
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		8,048.30	8,048	HEAT	A				
				HEATING/COOLING	9	WARM-COOL AIR	1.03		F22	O	FPL 2S 2OP	1		10,411.60	10,412	ELECT	A				
				FUEL SOURCE	2	GAS	1.00		FIX	O	XTRA FIXTURES	9		2,404.52	21,641						
				USE	0		1.00		JAC	O	JACUZZI	1		13,865.60	13,866						
																		EFF.YR/AGE	2002 / 20		
																		COND	17 17 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	17	% GD	83
																		RCNLD	\$474,500		