

Key: 10289

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.526

LEGAL

LAND

DETACHED

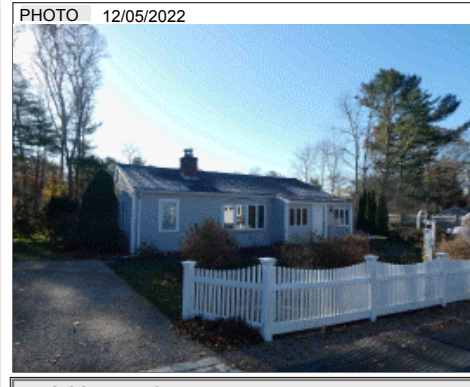
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
SNOWDALE ROBERT L & C/O SNOWDALE ROBERT & DONNA TR 35 CEDAR POINT DR POCASSET, MA 02559				47.2-19-0				35 CEDAR POINT DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
SNOWDALE ROBERT & DONNA T				10/23/2023	F	10	36049-20					
SNOWDALE ROBERT L &				02/22/2022	F	100	34921-10					
SNOWDALE ROBERT & DONNA				01/30/2018	F	1	31052-201					

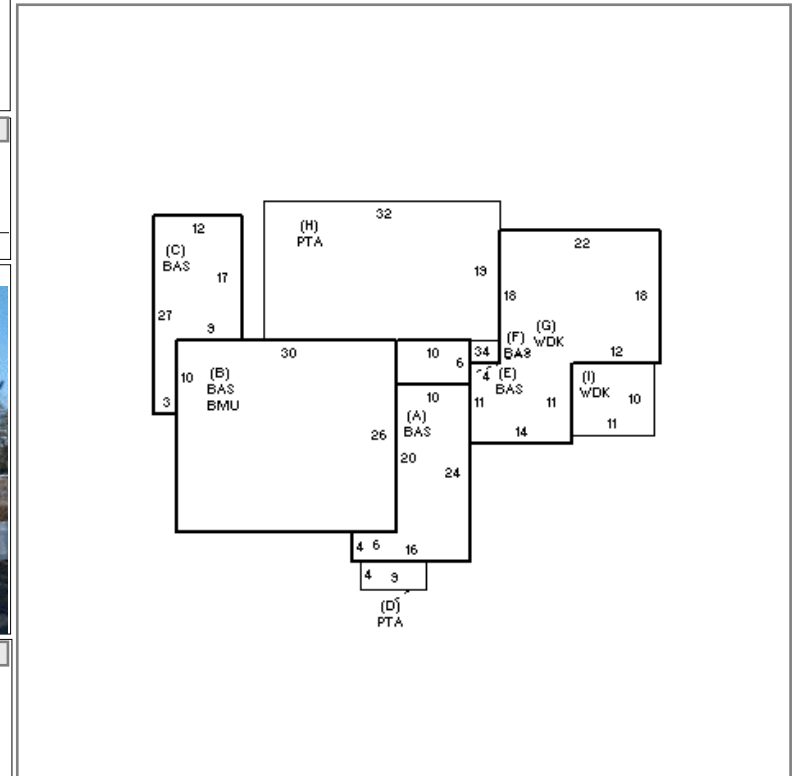
CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
12215	04/03/2012	3	ALT/RENO	85,000	12/05/2022	SL	100 100
11795	12/28/2011	3	ALT/RENO	1,200	03/03/2015		100 100
11688	11/01/2011	3	ALT/RENO		03/03/2015		100 100
200283	05/15/2000	3	ALT/RENO	20,885	09/24/2001	TL	100 100

TOTAL	9,409 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE			LAND	370,400	327,800	
Inf1	AVG		BUILDING	338,300	232,100			
N_Index	AVG		DETACHED	1,700	0			
			OTHER	0	0			
				TOTAL	710,400	559,900		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 10 0.90	8X14		112	16.42	1,700



BUILDING	CD	ADJ	DESC	MEASURE	12/5/2022	SL
MODEL	1		RESIDENTIAL	LIST	12/5/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/25/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1940	SIZE ADJ	1.010
NET AREA	1,888	DETAIL ADJ	1.000
\$NLA(RCN)	\$230	OVERALL	1.040
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	3	1.00	
FIXTURES	13	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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	498	1940	186.04	92,650
EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	780		48.35	37,714
ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	780	1940	186.04	145,113
ROOF COVER	1	ASPH/COMP SHIN	1.00	+	PTA	N	PATIO	644		14.28	9,198
FLOOR COVER	1	HARDWOOD	1.02	E	BAS	L	BASE AREA	550	2012	186.04	102,324
INT. FINISH	2	DRYWALL	1.00	F	BAS	L	BASE AREA	60	2000	186.04	11,163
HEATING/COOLING	11	HT WATER CL AIR	1.05	+	WDK	N	WOOD DECK	122		41.51	5,064
FUEL SOURCE	2	GAS	1.00	F11	O	FPL 1S 1OP		1		8,422.10	8,422
USE	0		1.00	FIX	O	XTRA FIXTURES		8		2,236.96	17,896
				MST	O	MAS/METAL STACK		1		4,192.10	4,192

TOTAL RCN	433,735
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2000 / 22
COND	19 19%
FUNC	3
ECON	0
DEPR	22 % GD 78
RCNLD	\$338,300