Key: 10294

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,531

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DEVLIN FRANK R ETUX LORI A DEVLIN 9 CEDAR POINT DR POCASSET, MA 02559	47.2-24-0	9 CEDAR POINT DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DEVLIN FRANK R ETUX	11/20/2006	QS	420,000	21539-166
QUIMBY BENJAMIN	11/21/2005	F	1	20491-231
QUIMBY BENJAMIN H &	10/22/2002	X		15779-248

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	%
		3	ALT/RENO		02/14/2023	TL	100	100
		3	ALT/RENO		01/15/2020	TL	100	100
191187	12/20/2019	14	SOLAR	20,323			100	100
14872	10/14/2014	2	ADDITIONS	75,000	06/16/2015	DB	100	100
06799	12/26/2006	2	ADDITIONS	10,000	09/05/2008	DB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,910	11 1.00	100 1.00	100 1.00	518,540	3.48	A 1.00	BA- 2.20			368,730

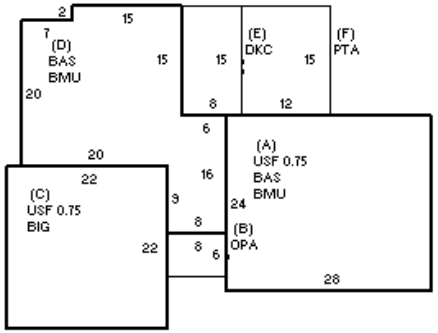
TOTAL	8,930 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	368,700	326,300
BUILDING	528,700	439,000
DETACHED	0	0
OTHER	0	0
TOTAL	**897,400**	**765,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/08/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/10/2015	SW
LIST	2/14/2023	EST
REVIEW	2/14/2023	TL

YEAR BLT	1950	SIZE ADJ	1.005
NET AREA	2,123	DETAIL ADJ	1.000
$NLA(RCN)	$249	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	13	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
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	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,256		37.76	47,423
A	BAS	L	BASE AREA	672	1950	222.17	149,300
A	USF	L	UPPER STORY FIN	504	1950	127.23	64,124
B	OPA	N	OPEN PORCH	48		96.30	4,622
C	BIG	N	BUILT-IN GARAGE	484		92.67	44,850
C	USF	L	UPPER STORY FIN	363	2014	127.23	46,184
D	BAS	L	BASE AREA	584	2014	222.17	129,748
E	DKC	N	DECK-COMPOSITE	120		74.21	8,906
F	PTA	N	PATIO	180		16.68	3,002
	F21	O	FPL 2S 1OP	1		10,411.20	10,411
	FIX	O	XTRA FIXTURES	8		2,516.96	20,136

TOTAL RCN	528,706

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF.YR/AGE	2021 / 1	
COND	1 1 %	
FUNC	0	
ECON	0	
DEPR	0	% GD 100
RCNLD		$528,700