Key: 11074

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11,364

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SWEENEY PETER F 1094 SHORE ROAD POCASSET, MA 02559	51.4-113-0	2 WILLETT CIR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SWEENEY PETER F	06/14/2019	QS	378,000	32090-285
RYBERG CHRIS T ETUX	09/30/2014	QS	314,000	28415-311
STOERMER ERIC N ETUX	11/19/2010	F	100	25014-151

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	%
R13-00022	03/25/2013	15	INSULATE/WEA				100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,880	14 1.00	100 1.00	100 1.00	294,625	1.53	A 1.00	R06 1.25			236,910

TOTAL	22,869 SF	ZONING	1	FRNT	0

Nbhd	CATAUMET
Infl1	AVG
N_Index	AVG

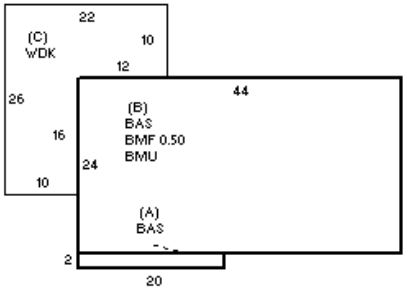
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	236,900	209,700
BUILDING	247,000	218,600
DETACHED	0	0
OTHER	0	0
TOTAL	**483,900**	**428,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	M 0.70	P 0.40	8X10			0.00	

PHOTO 09/13/2021



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/13/2013	RP
LIST	9/13/2021	EST
REVIEW	9/13/2021	RP

YEAR BLT	1978	SIZE ADJ	1.015
NET AREA	1,096	DETAIL ADJ	1.000
$NLA(RCN)	$272	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	6	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
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	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,096	1978	196.79	215,686
B	BMU	N	BSMT UNFINISHED	1,056		37.38	39,476
B	BMF	N	BSMT FINISH	528		44.92	23,716
C	WDK	N	WOOD DECK	380		21.90	8,321
	F11	O	FPL 1S 1OP	1		8,219.70	8,220
	FIX	O	XTRA FIXTURES	1		2,183.60	2,184

TOTAL RCN	297,602

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

EFF.YR/AGE	2002 / 20	
COND	17	17 %
FUNC	0	
ECON	0	
DEPR	17	% GD 83
RCNLD		$247,000