

Key: 11266

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.577

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FRANKLIN DAVID R & MARIANNE B FRANKLIN FAM REV LIV 2017 TRST P O BOX 612 CATAUMET, MA 02534				54.0-81-0				2 PINTAIL CIR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRANKLIN DAVID R & MARIAN FRANKLIN DAVID R &				08/04/2017	F XX		99 30679-241 02707-0182				

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	%
03456	07/09/2003	2	ADDITIONS	20,000	09/10/2004	TL	100	100

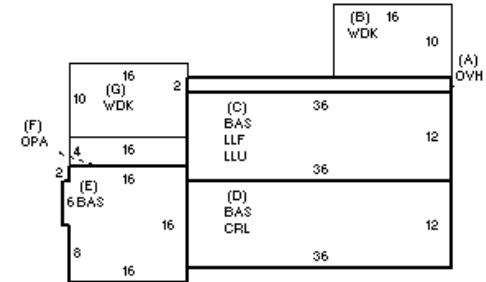
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	14,120	14	1.00	100	1.00	100	1.00	294,625	2.30	A	1.00	R06	1.25		219,720
300	A	0.200	14	1.00	100	1.00	100	1.00	20,375	1.00	OS	1.00	R06	1.25		4,080

TOTAL	14,120 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	N O T E	MAP 54 PARCELS 67-68-77 MAP 55 PARCELS 22 & 28=OPEN SPACE			LAND	223,800	198,100
Infl1	AVG		BUILDING	235,800	208,700			
N_Index	AVG		DETACHED	1,500	1,400			
			OTHER	0	0			
					TOTAL	461,100	408,200	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	A 0.75	10 X 12		120	16.42	1,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/10/2004	JS
MODEL	1		RESIDENTIAL	LIST	12/19/1989	SF
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	9/13/2004	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1977	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	302,338		
NET AREA	1,630	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	OVH	L	OVERHANG	72	1977	181.08	13,038	CONDITION ELEM	CD		
\$NLA(RCN)	\$185	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	320		21.36	6,834	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	LLU	N	LOWER LEVEL UNF	432		36.25	15,661	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	LLF	L	LOWER LEVEL FIN	432	1977	61.70	26,653	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	+	BAS	L	BASE AREA	864	1977	191.95	165,842	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	D	CRL	N	BSMT CRAWL	432		25.69	11,097	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	E	BAS	L	BASE AREA	262	2003	191.95	50,290	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	F	OPA	N	OPEN PORCH	64		76.63	4,905				
				USE	0		1.00	F11	O	O	FPL 1S 1OP	1		8,017.20	8,017				
																		EFF.YR/AGE	1997 / 25
																		COND	22 22 %
																		FUNC	0
																		ECON	0
																		DEPR	22 % GD 78
																		RCNLD	\$235,800