

Key: 2870

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.907

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|--|--|--|--|------------|---|------------|--------------|---------------|--|--|--|
| COTE JESSICA C 47 MIRASOL DR BOURNE, MA 02532 | | | | | | | | 15.0-80-0 | | | | 47 MIRASOL DR | | | |
| TRANSFER HISTORY | | | | | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| COTE JESSICA C | | | | | | | | 06/18/2020 | W | 220,051 | 32996-74 | | | | |
| WILLIAMS BLAKE & | | | | | | | | 06/08/2012 | W | 187,000 | 26400-25 | | | | |
| PILGRIM PINES LD LLC | | | | | | | | 06/08/2012 | B | 15,459 | 26400-20 | | | | |

| 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 | % |
| 14662 | 08/07/2014 | 14 | SOLAR | 6,500 | 12/04/2014 | | 100 | 100 |
| 13800 | 11/18/2013 | 15 | INSULATE/WEA | 2,900 | 12/04/2014 | | 100 | 100 |
| 07756 | 12/14/2007 | 1 | NEW CONSTRUC | 102,000 | 05/23/2012 | TL | 100 | 100 |

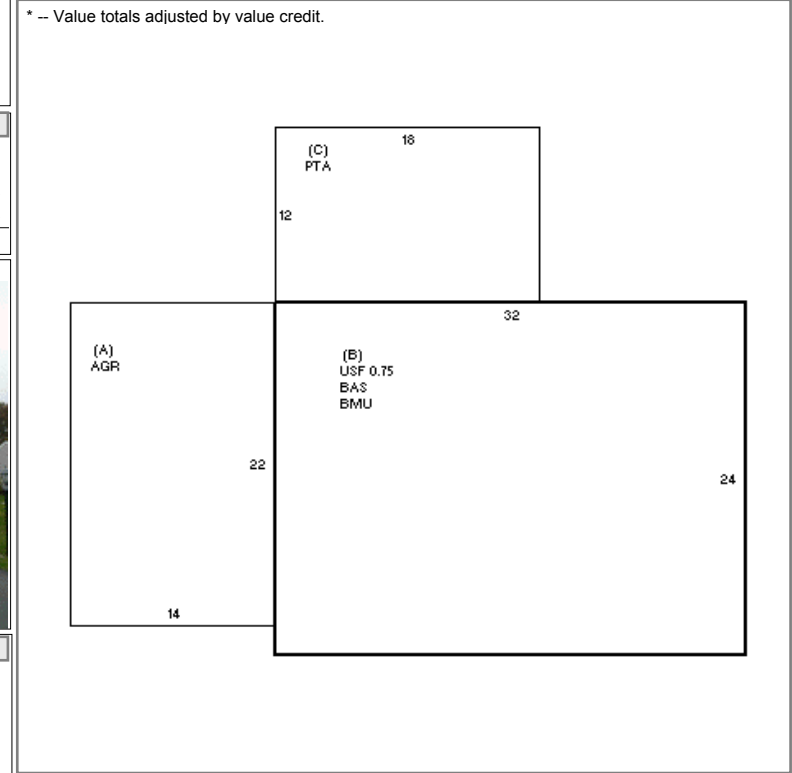
| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 21,049 4 | 1.00 | 100 | 1.00 | 259,270 | 1.64 | A | 1.00 | R07 | 1.10 | 205,320 |

| TOTAL | 21,050 SF | ZONING | 1 | FRNT | 125 | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd | BBAY | NOTE | | | | LAND | 133,440 | 134,780 |
| Infl1 | AVG | | BUILDING | 180,570 | 178,570 | | | |
| N_Index | AVG | | DETACHED | 970 | 950 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 314,980 | 314,300 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------|-----------|----|-------|-----------|-------|
| SHF | A | 1.00 A | 0.75 8X15 | | 120 | 16.42 | 1,500 |



| BUILDING | CD | ADJ | DESC | MEASURE | 10/18/2022 | SL |
|----------|----|------|-------------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 10/18/2022 | EST |
| STYLE | 4 | 1.05 | CAPE [100%] | REVIEW | 10/18/2022 | SL |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |



| YEAR BLT | 2011 | SIZE ADJ | 1.015 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 315.675 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|--------------|
| NET AREA | 1,344 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | AGR | N | ATT GARAGE | 308 | | 76.51 | 23,565 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$235 | OVERALL | 1.080 | EXT COVER | 4 | VINYL | 1.00 | B | BMU | N | BSMT UNFINISHED | 768 | | 50.46 | 38,753 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | BAS | L | BASE AREA | 768 | 2011 | 226.12 | 173,658 | INTERIOR | A | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | B | USF | L | UPPER STORY FIN | 576 | 2011 | 120.62 | 69,476 | KITCHEN | A | | |
| | | | | FLOOR COVER | 35 | WW-VINYL | 1.00 | C | PTA | N | PATIO | 216 | | 14.91 | 3,220 | BATHS | A | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | FIX | O | XTRA FIXTURES | 3 | | 2,334.53 | 7,004 | BATHS | A | | |
| | | | | HEATING/COOLING | 9 | WARM-COOL AIR | 1.03 | | | | | | | | | HEAT | A | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | ELECT | A | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2012 / 10 |
| | | | | | | | | | | | | | | | | | | COND | 7 7 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 5 affordable |
| | | | | | | | | | | | | | | | | | | DEPR | 12 % GD 88 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$277,800 |