

Key: 7195

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.349

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BILODEAU ROBERT E & EMMA GREESON 4 CATHERINE LANE POCASSET, MA 02559				34.0-111-0				4 CATHERINE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BILODEAU ROBERT E & BILODEAU ROBERT E				11/14/2022	F	100	35483-105				
LAVOIE RICHARD A &				07/20/2012	QS	226,500	26518-287				
				01/07/1982	QS	14,000	3418-119				


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	%
EXB-21-251	04/06/2021	14	SOLAR	40,065			100	100
EXB-20-119	07/14/2020	15	INSULATE/WEA	1,487			100	100
20218	03/06/2020	15	INSULATE/WEA	1,500			100	100
19351	05/06/2019	2	ADDITIONS	2,000	07/16/2020	TL	100	100
12653	09/19/2012	4	DETACH.STRUC	1,000	08/08/2013	DB	100	100

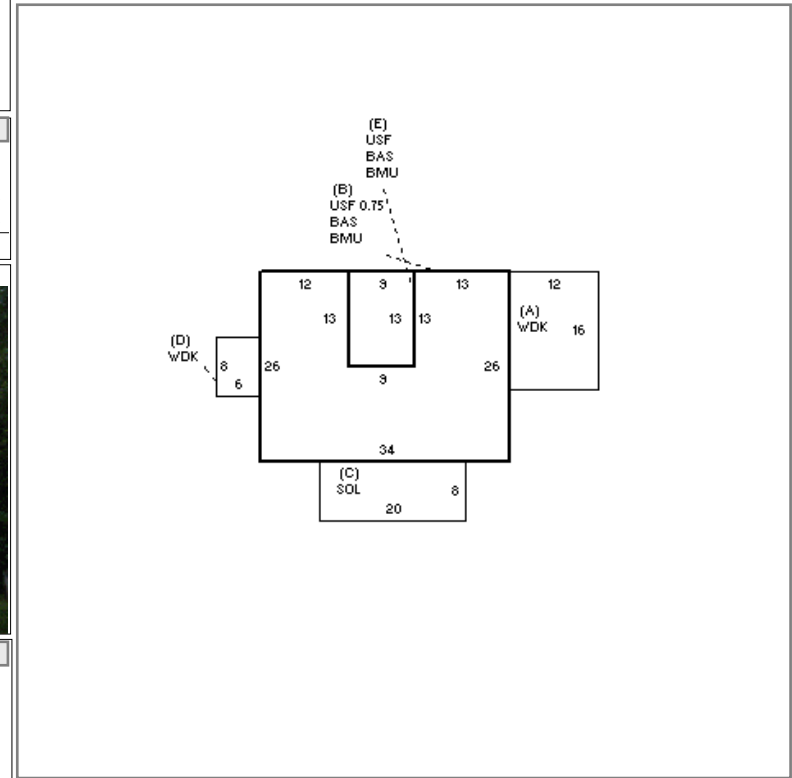
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	20,150	9	1.00	100	1.00	100	1.00	235,700	1.70	A	1.00	R04	1.00		185,240

TOTAL	20,168 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	185,200	163,900			
Infl1	AVG		BUILDING	281,300	248,900			
N_Index	AVG		DETACHED	1,500	1,400			
			OTHER	0	0			
<b>TOTAL</b>			<b>468,000</b>	<b>414,200</b>				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/25/2008
SHF	A	1.00	A 0.75 10X12	2012	120	16.42	1,500		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/16/2020	TL
MODEL	1		RESIDENTIAL	LIST	7/16/2020	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/26/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1982	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	343,012	
NET AREA	1,576	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	240		27.99	6,718	CONDITION ELEM	CD	
\$NLA(RCN)	\$218	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	884		39.41	34,836	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	884	1982	214.31	189,448	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	USF	L	UPPER STORY FIN	692	1982	117.51	81,315	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.02	+	SOL	N	SOLARIUM	160		103.58	16,573	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00	C	F21	O	FPL 2S 1OP	1		9,519.90	9,520	HEAT	A	
				HEATING/COOLING	5	ELECTRIC BB	0.98		FIX	O	XTRA FIXTURES	2		2,301.35	4,603	ELECT	A	
				FUEL SOURCE	3	ELECTRIC	1.00											
				USE	0		1.00											

EFF.YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$281,300