Key: 7380

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,537

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LAMBERT ROBERTA A 68 SPINNAKER LANE POCASSET, MA 02559-1912	35.0-104-0	68 SPINNAKER LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LAMBERT ROBERTA A	05/30/1997	QS	165,000	10776-301
ADAMAITIS RONALD E &	06/24/1993	QS	147,000	N/A-N/A
HOWARD ROBERT H TR	05/15/1990	O	59,000	N/A-N/A

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	%
900220	05/10/1990	1	NEW CONSTRUC	84,000	02/01/1992	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,333	11 1.00	100 1.00	100 1.00	235,700	1.93	A 1.00	R05 1.00			180,820

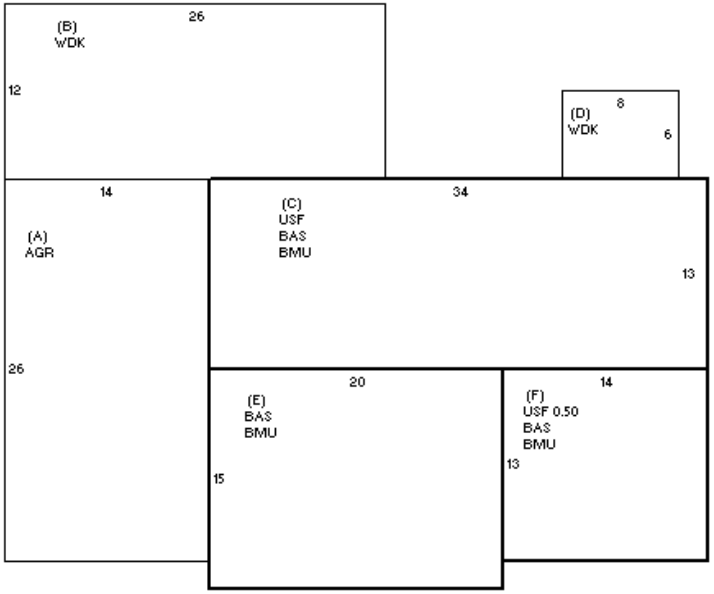
TOTAL	17,337 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	180,800	160,000
BUILDING	304,700	269,700
DETACHED	0	0
OTHER	0	0
TOTAL	**485,500**	**429,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/20/2008



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	8/20/2008	RJM
LIST	8/20/2008	RJM
REVIEW	8/25/2008	ER

YEAR BLT	1990	SIZE ADJ	1.015
NET AREA	1,457	DETAIL ADJ	1.000
$NLA(RCN)	$258	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	AGR	N	ATT GARAGE	364		81.08	29,513
+	WDK	N	WOOD DECK	360		24.81	8,933
+	BMU	N	BSMT UNFINISHED	924		42.36	39,141
+	BAS	L	BASE AREA	624	1990	230.36	143,747
+	USF	L	UPPER STORY FIN	533	1990	127.82	68,128
E	BAS	L	BASE AREA	300	1990	230.36	69,109
	F21	O	FPL 2S 1OP	1		10,233.10	10,233
	FIX	O	XTRA FIXTURES	3		2,473.97	7,422

TOTAL RCN 376,227

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

EFF.YR/AGE 2000 / 22

COND	19	19 %	
FUNC	0		
ECON	0		
DEPR	19	% GD	81

RCNLD $304,700