

Key: 7407

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.564

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER								PARCEL ID				LOCATION			
CHEN DONG RONG ETUX XUEZHEN LIU 63 SPINNAKER LN POCASSET, MA 02559-1911								35.0-131-0				63 SPINNAKER LN			
TRANSFER HISTORY								DOS	T	SALE PRICE	BK-PG (Cert)				
CHEN DONG RONG ETUX								07/08/2013	F	1	27522-47				
CHEN DONG RONG								05/11/2001	QS	248,000	13820-347				
DEZIEL GARY R &								08/01/1996	QS	144,500	10326-210				

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	%
11681	10/26/2011	3	ALT/RENO	4,000			100	100
11228	05/09/2011	3	ALT/RENO	12,800	07/25/2011		100	100
07611	10/04/2007	2	ADDITIONS	41,000	10/23/2008	DB	100	100
950418	08/23/1995	1	NEW CONSTRUCT	80,000	06/17/1997	JC	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	17,589	11	1.00	100	1.00	100	1.00	235,700	1.90	A	1.00	R05	1.00			181,230

TOTAL	17,598 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	181,200	160,400			
Infl1	AVG		BUILDING	406,800	359,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				588,000	520,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 12			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	11/16/2001	EB
MODEL	1		RESIDENTIAL	LIST	11/16/2001	EB
STYLE	5	1.00	COLONIAL [100%]	REVIEW	10/23/2008	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1995	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	508,444
NET AREA	2,476	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	916		40.79	37,362	CONDITION ELEM	CD
\$NLA(RCN)	\$205	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	458		49.01	22,446	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,238	1995	116.29	143,973	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,238	1995	210.27	260,314	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	C	WDK	N	WOOD DECK	120		44.20	5,304	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	193		73.11	14,110	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	F	PTA	N	PATIO	64		16.73	1,071	ELECT	A
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 10P	1		9,853.40	9,853		
				USE	0		1.00		FIX	O	XTRA FIXTURES	3		2,382.17	7,147		
									HTB	O	HOT TUB	1		6,864.60	6,865		

EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$406,800