

Key: 7813

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.973

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GORDON THOMAS JOHN JR & SHAUN GORDON 18 VALLEY BARS RD POCASSET, MA 02559-1749				38.0-31-0				18 VALLEY BARS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GORDON THOMAS JOHN JR & DAVIS H JEFFREY &				08/27/2013	N	290,000	27648-110				
				01/01/1987	QS	179,000	5683-106				

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	%
990573	09/21/1999	4	DETACH.STRUC	1,200	10/05/2000	TL	100	100

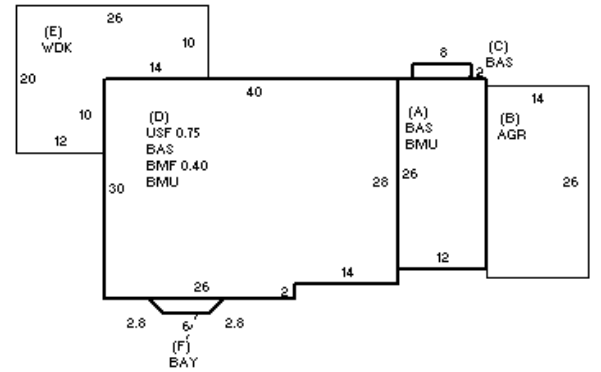
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	9	1.00	100	1.00	235,700	1.00	A	1.00	R04	1.00	216,390
300	A	0.065	9	1.00	100	1.00	16,300	1.00	A	1.00	R04	1.00	1,060

TOTAL	42,819 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	217,500	192,500			
Infl1	AVG		BUILDING	400,300	354,200			
N_Index	AVG		DETACHED	1,500	1,400			
			OTHER	0	0			
			TOTAL	619,300	548,100			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 10 X 10		100	16.90	1,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/5/2000	TL
MODEL	1		RESIDENTIAL	LIST	10/5/2000	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	10/5/2000	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1985	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	526,701		
NET AREA	2,395	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,484		34.35	50,981	CONDITION ELEM	CD		
\$NLA(RCN)	\$220	OVERALL	1.070	EXT COVER	2	CLAPBOARD	1.00	B	AGR	N	ATT GARAGE	364		75.06	27,320	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,500	1985	197.28	295,916	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	BMF	N	BSMT FINISH	469		47.12	22,097	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	D	USF	L	UPPER STORY FIN	879	1985	115.76	101,755	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	380		22.97	8,729	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	F	BAY	L	BAYWINDOW	16	1985	194.78	3,116	ELECT	O		
				FUEL SOURCE	1	OIL	1.00	F22	O	FPL 2S 2OP	1		9,915.80	9,916					
				USE	0		1.00	FIX	O	XTRA FIXTURES	3		2,290.13	6,870					
																		EFF.YR/AGE	1995 / 27
																		COND	24 24 %
																		FUNC	0
																		ECON	0
																		DEPR	24 % GD 76
																		RCNLD	\$400,300