

Key: 7938

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.100

LEGALS

CURRENT OWNER			PARCEL ID			LOCATION		
LANDERS ANNE E PO BOX 157 POCASSET, MA 02559-0157			38.2-67-0			23 BENNETS NECK DR		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
LANDERS ANNE E				XX		00356-0040		

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-23-690	10/27/2023	3	ALT/RENO	10,500			0	0

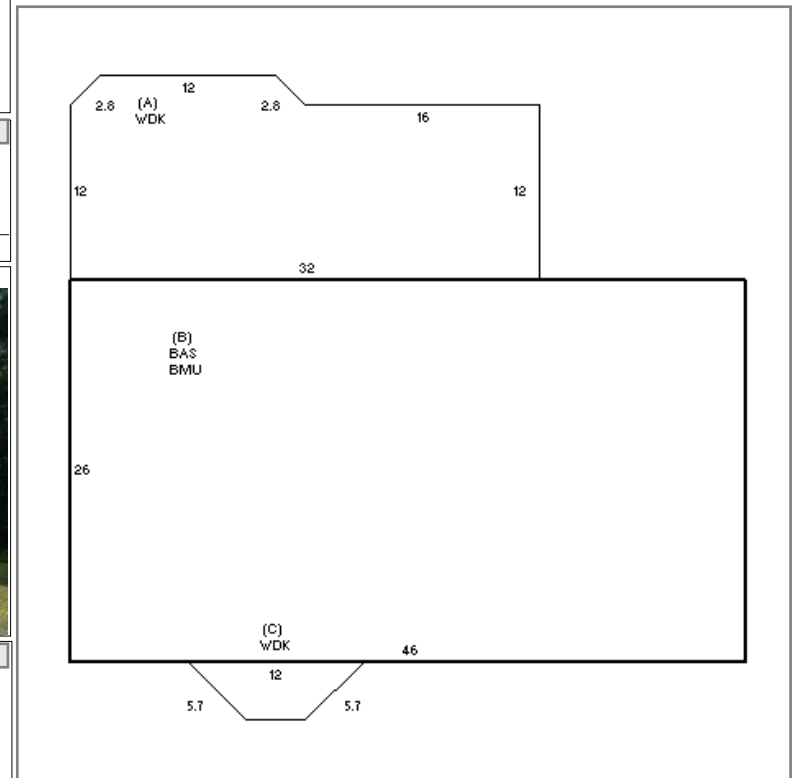
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	13,310	11	1.00	100	1.00	100	1.00	271,055	2.42	A	1.00	R07	1.15			200,690

TOTAL	13,329 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	200,700	169,900			
Infl1	AVG		BUILDING	226,500	200,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL			TOTAL	427,200	369,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/22/2023	SL
MODEL	1		RESIDENTIAL	LIST	8/22/2023	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/22/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1969	SIZE ADJ	1.015
NET AREA	1,196	DETAIL ADJ	1.000
\$NLA(RCN)	\$243	OVERALL	0.970

CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	7	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	1	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	5	ELECTRIC BB	0.98
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	WDK	N	WOOD DECK	444		21.03	9,338
B	BMU	N	BSMT UNFINISHED	1,196		35.90	42,938
B	BAS	L	BASE AREA	1,196	1969	189.00	226,044
	F11	O	FPL 1S 1OP	1		7,894.10	7,894
	FIX	O	XTRA FIXTURES	2		2,096.60	4,193

TOTAL RCN	290,407	
CONDITION ELEM	CD	
EXTERIOR	G	A
INTERIOR	A	A
KITCHEN	A	A
BATHS	A	A
HEAT	A	A
ELECT	A	A
EFF.YR/AGE	1997 / 25	
COND	22	22 %
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD	\$226,500	