Key: 8131

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,297

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DARDANO JARED 15 MARINERS LANE POCASSET, MA 02559	38.3-155-0	15 MARINERS LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DARDANO JARED	04/29/2022	V	500,000	35088-40
MCGARVEY JOHN P &		XX		01307-0312

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-22-161	03/25/2022	15	INSULATE/WEA	3,730			100	100
EXB-21-326	05/07/2021	3	ALT/RENO	5,880			100	100
B-20-217	08/03/2020	10	WOODSTOVE	7,558			100	100
141093	12/30/2014	3	ALT/RENO	12,500	04/08/2015		100	100
07527	08/29/2007	9	DECK	6,000	06/12/2009	TL	100	100

LAND

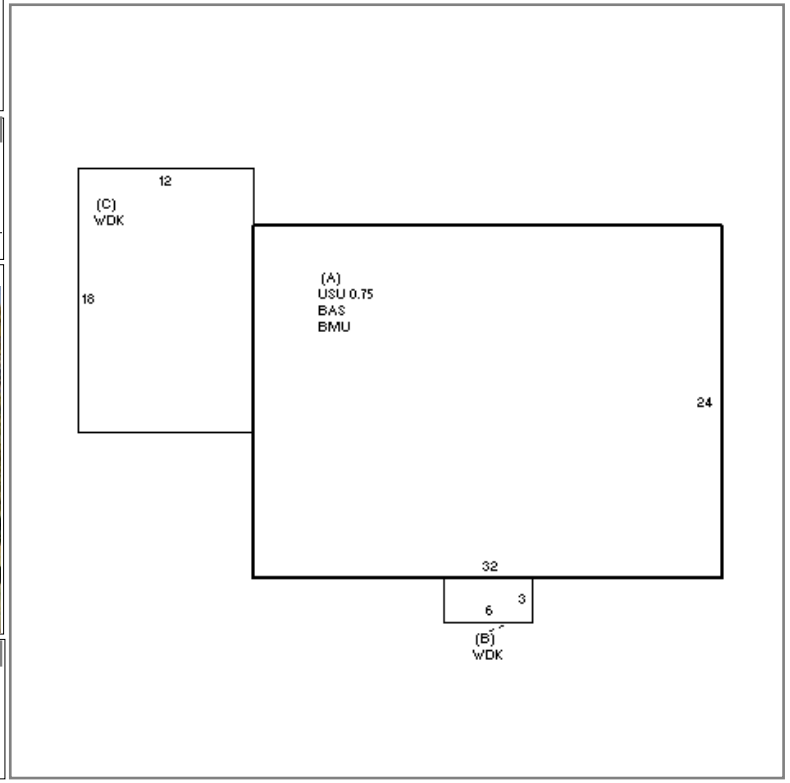
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,100	11 1.00	100 1.00	100 1.00	589,250	3.10	A 1.00	BA+ 2.50			423,680

TOTAL	10,106 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	423,700	330,000
BUILDING	189,800	168,000
DETACHED	0	0
OTHER	0	0
TOTAL	**613,500**	**498,000**



DETACHED

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

PHOTO 09/13/2021

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/13/2021	RP
LIST	9/13/2021	EST
REVIEW	9/13/2021	RP

YEAR BLT	1963	SIZE ADJ	1.020
NET AREA	768	DETAIL ADJ	1.000
$NLA(RCN)	$325	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	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	5	VINYL	1.00
INT. FINISH	3	WOOD PANEL	0.98
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		49.30	37,862
A	BAS	L	BASE AREA	768	1963	220.92	169,666
A	USU	N	UPPER STORY UNF	576		50.16	28,893
+	WDK	N	WOOD DECK	234		27.74	6,490
	FIX	O	XTRA FIXTURES	3		2,280.87	6,843

TOTAL RCN 249,754

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

EFF.YR/AGE 1995 / 27

COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76

RCNLD $189,800