

Key: 8214

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.374

LEGAL

LAND

DETACHED

BUILDING

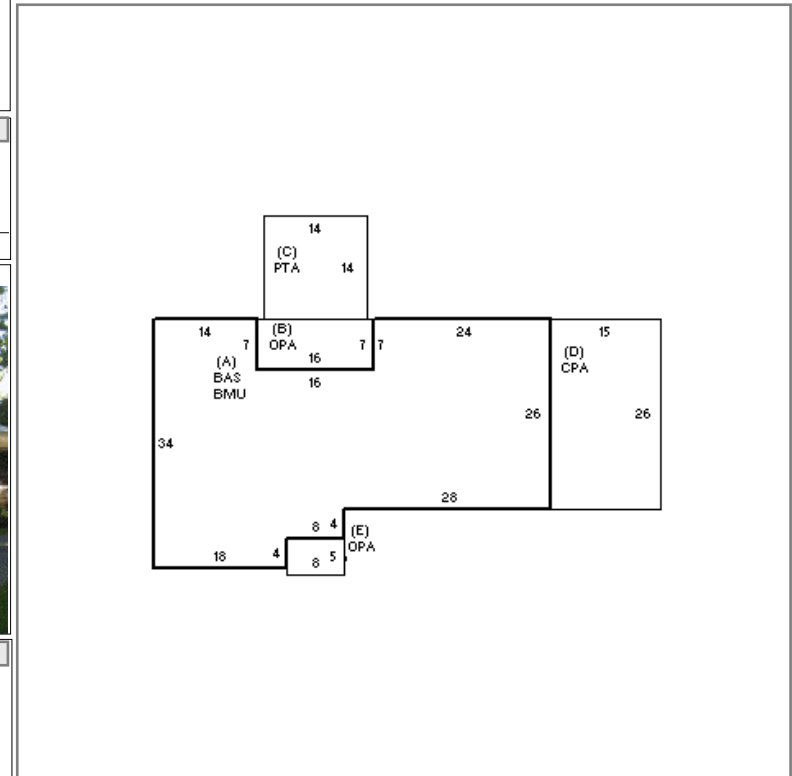
CURRENT OWNER				PARCEL ID				LOCATION			
OLSON PATRICIA REID 13 RIVER RD POCASSET, MA 02559				38.3-241-0				13 RIVER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OLSON PATRICIA REID				08/26/2013	F	1	27644-231				
OLSON PATRICIA REID				02/03/2011	F		25234-113				
OLSON PATRICIA REID				10/07/2010	A	525,000	24892-51/2				

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	%
13368	06/10/2013	12	CYCLICAL		03/29/2018	DB	100	100
		3	ALT/RENO	4,500			100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	28,310	11	1.00	20 0.80 100 1.00	754,240	1.29	A	1.00	REX	4.00	633,760

TOTAL	28,314 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE Chapter 91license #95-2 & 95-2A Expires 2094	LAND	633,800	490,800			
Infl1	20 %BAD		BUILDING	268,800	237,900			
N_Index	AVG		DETACHED	29,600	28,200			
			OTHER	0	0			
			TOTAL	932,200	756,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 8			0.00	
FLD	E	1.90	50 0.50 12X12		144	114.76	8,300
PPD	E	1.90	50 0.50 4X31		124	344.28	21,300



BUILDING	CD	ADJ	DESC	MEASURE	3/19/2019	RP
MODEL	1		RESIDENTIAL	LIST	3/19/2019	RP
STYLE	1	0.95	RANCH [100%]	REVIEW	2/16/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1940	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	353,733														
NET AREA	1,468	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,468		32.75	48,077																
\$NLA(RCN)	\$241	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	1,468	1940	188.07	276,084																
				ROOF SHAPE	2	HIP	1.02	+	OPA	N	OPEN PORCH	152		67.01	10,185																
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	PTA	N	PATIO	196		14.47	2,836																
				FLOOR COVER	1	HARDWOOD	1.02	D	CPA	N	CAR PORT	390		10.17	3,966																
				INT. FINISH	1	PLASTER	1.00		F11	O	FPL 1S 1OP	1		8,219.70	8,220																
				HEATING/COOLING	1	FORCED AIR	1.00		FIX	O	XTRA FIXTURES	2		2,183.05	4,366																
				FUEL SOURCE	2	GAS	1.00																								
				USE	0		1.00																								
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