

Key: 8270

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.429

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BAND ROBERT A TRUSTEE & BAND DIANE M TRUSTEE 54 TAHANTO ROAD POCASSET, MA 02559				38.3-302-0				54 TAHANTO RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BAND ROBERT A TRUSTEE & BAND ROBERT A SKINNER RUTH C				03/12/2018	F	1	31132-13				
				11/25/2014	O	309,700	28530-215				
				02/15/2005	N		19534-131+				

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	%
19358	05/06/2019	3	ALT/RENO	4,934			100	100
16313	04/26/2016	3	ALT/RENO	11,541	10/18/2016		100	100
151023	11/02/2015	3	ALT/RENO	6,406	10/18/2016		100	100
15137	03/18/2015	3	ALT/RENO	10,000	10/18/2016		100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	4,800	11	1.00	100	1.00	100	1.00	589,250	6.20	A	1.00	BA+	2.50			402,890

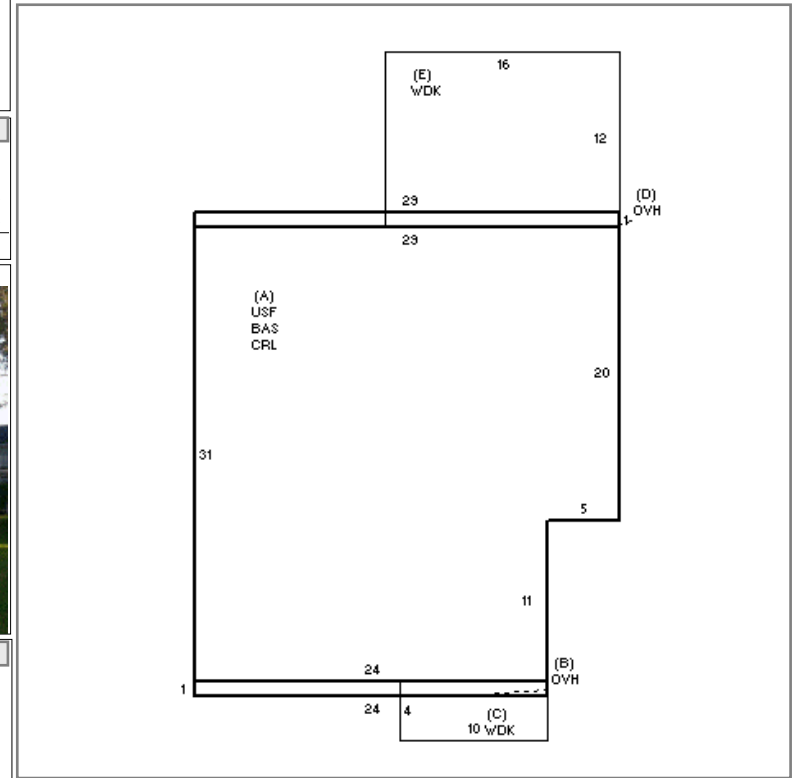
TOTAL	4,792 SF	ZONING	1	FRNT	0	ASSESSED	LAND 402,900 BUILDING 264,300 DETACHED 0 OTHER 0 TOTAL 667,200	CURRENT	313,800 233,900 0 0 547,700	PREVIOUS	
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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8X8			0.00	
SHF	A	1.00	A 0.75 8X8			0.00	



BLDG COMMENTS	
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BUILDING	CD	ADJ	DESC	MEASURE	10/18/2016	BC
MODEL	1		RESIDENTIAL	LIST	10/18/2016	BC
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/1/2019	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1955	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	314,622	
NET AREA	1,741	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	CRL	N	BSMT CRAWL	844		21.38	18,041	CONDITION ELEM	CD	
\$NLA(RCN)	\$181	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	844	1955	208.30	175,804	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	844	1955	113.08	95,436	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OVH	L	OVERHANG	53	1955	190.22	10,082	KITCHEN	G	
				FLOOR COVER	3	W/W CARPET	1.00	+	WDK	N	WOOD DECK	232		27.21	6,312	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	4		2,236.83	8,947	BATHS	G	
				HEATING/COOLING	2	HOT WATER	1.02									HEAT	A	
				FUEL SOURCE	2	GAS	1.00									ELECT	U	
				USE	0		1.00											
																	EFF.YR/AGE	2003 / 19
																	COND	16 16 %
																	FUNC	0
																	ECON	0
																	DEPR	16 % GD 84
																	RCNLD	\$264,300