

Key: 8386

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.549

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION					
DUNPHE WILLIAM & MARY BETH DUNPHE PO BOX 901 POCASSET, MA 02559-0901				38.4-51-0				8 ELLEN LN					
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
				DUNPHE WILLIAM & DUNPHE WILLIAM &				08/29/2013	F XX	10	27654-136 02673-0053		

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	%
12339	05/21/2012	3	ALT/RENO	9,400	06/05/2012		100	100
04860	11/22/2004	3	ALT/RENO	1,382	08/12/2005	TL	100	100
02310	05/21/2002	3	ALT/RENO	16,000	02/26/2004	TL	100	100

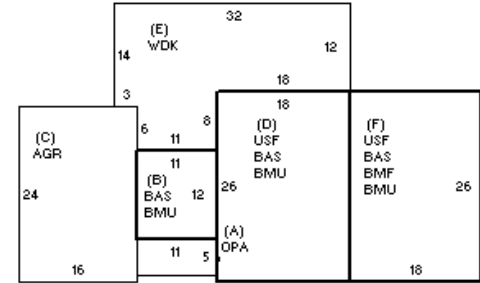
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	26,530	11	1.00	100	1.00	100	1.00	424,260	1.36	A	1.00	R09	1.80			351,470

TOTAL	26,528 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E				LAND	351,500	285,100
Infl1	AVG		BUILDING	384,100	339,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>735,600</b>	<b>624,900</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/26/2023	SL
MODEL	1		RESIDENTIAL	LIST	10/26/2023	VER
STYLE	5	1.00	COLONIAL [100%]	REVIEW	10/26/2023	SL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1980	SIZE ADJ	1.005
NET AREA	2,004	DETAIL ADJ	1.000
\$NLA(RCN)	\$249	OVERALL	1.060
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	8	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	50	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	55		89.81	4,939
+	BMU	N	BSMT UNFINISHED	1,068		42.73	45,637
+	BAS	L	BASE AREA	1,068	1980	224.95	240,249
C	AGR	N	ATT GARAGE	384		81.79	31,407
+	USF	L	UPPER STORY FIN	936	1980	126.15	118,075
E	WDK	N	WOOD DECK	478		25.03	11,964
F	BMF	N	BSMT FINISH	468		51.34	24,028
	F21	O	FPL 2S 1OP	1		10,322.70	10,323
	FIX	O	XTRA FIXTURES	3		2,495.60	7,487
	MST	O	MAS/METAL STACK	1		4,676.80	4,677

TOTAL RCN	498,786	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1996 / 26	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD	\$384,100	