

Key: 8404

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.567

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LAND

CURRENT OWNER				PARCEL ID				LOCATION								
CERULLI CHAD & CATHERINE 709 COUNTY ROAD POCASSET, MA 02559				39.0-13-0				709 COUNTY RD								
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)									
CERULLI CHAD & CATHERINE				06/21/2019	F	1	32107-318									
CERULLI CHAD				06/19/2012	S	231,000	26426-349									
FEDERAL HOME LOAN MORTGAG				03/13/2012	L	191,315	26154-243									
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	12,500	11	1.00	100	1.00	100	1.00	223,915	2.56	A	1.00	R03	0.95		164,580

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 %
14110	02/26/2014	15	INSULATE/WEA	3,200	07/01/2014		100 100
900507	09/20/1990	6	FENCE	1,900	01/01/1991	HS	100 100
900181	04/26/1990	8	POOL	9,000	01/01/1991	HS	100 100

DET
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TOTAL	12,502 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE abuts Pocasset River			LAND	164,600	145,700	
Infl1	AVG				BUILDING	352,000	311,600	
N_Index	AVG				DETACHED	9,600	10,400	
						OTHER	0	0
						TOTAL	526,200	467,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G	1.20	50 0.50	28 X 14	1990	392 42.37	8,300
PTD	G	1.20	50 0.50	28 X 25		625 4.23	1,300



BUILDING	CD	ADJ	DESC	MEASURE	10/10/2023	SL
MODEL	1		RESIDENTIAL	LIST	10/10/2023	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	10/10/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1975	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	434,603		
NET AREA	2,730	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	LLU	N	LOWER LEVEL UNF	1,344		33.28	44,731	CONDITION ELEM CD			
\$NLA(RCN)	\$159	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	LLF	L	LOWER LEVEL FIN	1,344	1975	56.64	76,127	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,344	1975	201.14	270,333	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	168		37.42	6,287	KITCHEN	G		
				FLOOR COVER	6	TILE	1.02	D	OVH	L	OVERHANG	42	1975	193.77	8,138	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	F12	O	FPL 1S 2OP	1		9,009.40	9,009	HEAT	A			
				HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	XTRA FIXTURES	3		2,278.73	6,836	ELECT	A			
				FUEL SOURCE	1	OIL	1.00	JAC	O	JACUZZI	1		13,139.60	13,140					
				USE	0		1.00												
CAPACITY				UNITS	ADJ													EFF.YR/AGE	2000 / 22
STORIES	1	1.00													COND	19 19 %			
ROOMS	9	1.00													FUNC	0			
BEDROOMS	4	1.00													ECON	0			
BATHROOMS	2	1.00													DEPR	19 % GD 81			
FIXTURES	8	1.00													RCNLD	\$352,000			
GARAGE CAPACITY	0	1.00																	
% BSMT FINISH	100	1.00																	
# OF HALF BATHS	0	1.00																	
# OF UNITS	1	1.00																	

