Key: 8414

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,576

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
OHNEMUS BEVERLY J 23 OBSERVATORY LANE POCASSET, MA 02559-1913	39.0-24-0	23 OBSERVATORY LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
OHNEMUS BEVERLY J	11/30/1999	X		12692-132
OHNEMUS WILLIAM C &	10/02/1989	O	132,000	6903-86

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-23-721	11/07/2023	15	INSULATE/WEA	6,087			100	100

LAND

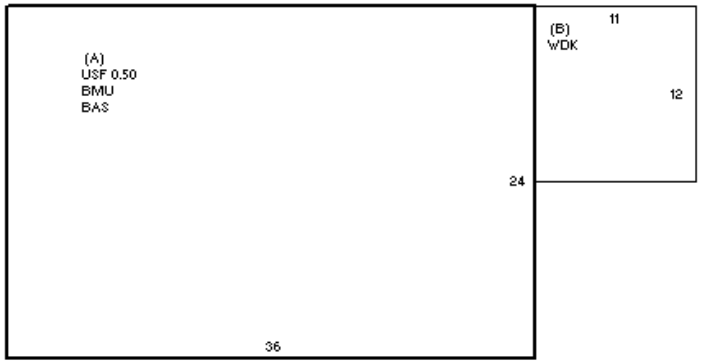
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,500	11 1.00	100 1.00	100 1.00	235,700	3.28	A 1.00	R05 1.00			168,530

TOTAL	9,496 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	168,500	149,200
BUILDING	231,900	207,700
DETACHED	0	0
OTHER	0	0
TOTAL	**400,400**	**356,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/27/2008

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	8/27/2008	RJM
LIST	8/27/2008	EST
REVIEW	9/2/2008	KEO

YEAR BLT	1988	SIZE ADJ	1.015
NET AREA	1,296	DETAIL ADJ	1.000
$NLA(RCN)	$224	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	864	1988	219.39	189,557
A	BMU	N	BSMT UNFINISHED	864		40.34	34,857
A	USF	L	UPPER STORY FIN	432	1988	121.73	52,589
B	WDK	N	WOOD DECK	132		43.72	5,771
	FIX	O	XTRA FIXTURES	3		2,356.17	7,069

TOTAL RCN 289,842

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

EFF.YR/AGE 1999 / 23

COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80

RCNLD $231,900