Key: 8425

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,587

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PATTON DAVID M ETUX DEBRA J PATTON PO BOX 3793 POCASSET, MA 02559	39.0-35-0	3 MCALISTER ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PATTON DAVID M ETUX	08/12/2003	QS	255,000	17448-169
WARREN A RODNEY EXEC	08/12/2003	X		17448-165
SCHOCH NANCY ANN		XX		01924-0259

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	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,050	11 1.00	100 1.00	100 1.00	235,700	3.12	A 1.00	R05 1.00			169,390

TOTAL 10,062 SF ZONING 1 FRNT 0

Nbhd	POC
Infl1	AVG
N_Index	AVG

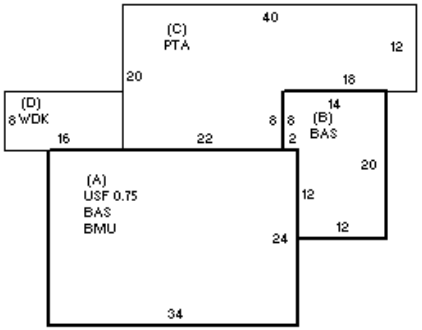
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	169,400	149,900
BUILDING	293,900	260,100
DETACHED	1,400	2,000
OTHER	0	0
TOTAL	**464,700**	**412,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A 1.00	50 0.50			1	2,826.30	1,400
SHF	A 1.00	50 0.50	8 X 12			0.00	

PHOTO 08/26/2008



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	8/26/2008	RJM
LIST	8/26/2008	RJM
REVIEW	9/2/2008	KEO

YEAR BLT	1974	SIZE ADJ	1.010
NET AREA	1,684	DETAIL ADJ	1.000
$NLA(RCN)	$221	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	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	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	816		41.25	33,659
A	USF	L	UPPER STORY FIN	612	1974	123.00	75,276
+	BAS	L	BASE AREA	1,072	1974	217.15	232,787
C	PTA	N	PATIO	656		15.38	10,090
D	WDK	N	WOOD DECK	128		44.70	5,722
	F21	O	FPL 2S 1OP	1		9,964.70	9,965
	MST	O	MAS/METAL STACK	1		4,514.60	4,515

TOTAL RCN 372,013

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

EFF.YR/AGE 1998 / 24

COND	21	21 %	
FUNC	0		
ECON	0		
DEPR	21	% GD	79

RCNLD $293,900