

Key: 8553

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.718

LEGAL

LAND

DETACHED

BUILDING

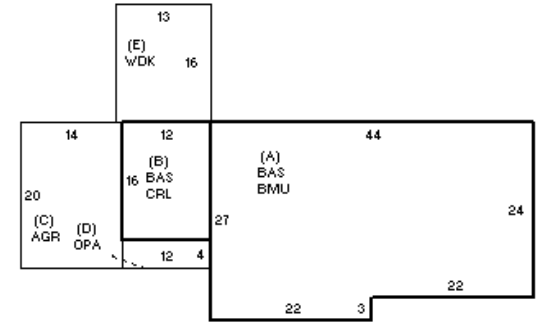
CURRENT OWNER				PARCEL ID				LOCATION				
DELUCA DONALD A & PATRICIA K DELUCA 41 PORTSIDE DR RD1 POCASSET, MA 02559-1929				39.0-101-0				41 PORTSIDE DR				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				DELUCA DONALD A &				03/22/1977	QS	35,000	(70035)	

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	%
15885	10/08/2015	3	ALT/RENO	20,000			100	100
07651	10/22/2007	3	ALT/RENO	6,500	09/23/2008	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	21,730	11	1.00	100	1.00	100	1.00	235,700	1.60	A	1.00	R05	1.00									187,730

TOTAL	21,736 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	187,700	166,100			
Infl1	AVG		BUILDING	259,400	229,500			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
			TOTAL	448,900	397,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	10 X 12		120	16.42	1,800



BUILDING	CD	ADJ	DESC	MEASURE	9/23/2008	TL
MODEL	1		RESIDENTIAL	LIST	9/23/2008	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	10/9/2008	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1973	SIZE ADJ	1.015
NET AREA	1,314	DETAIL ADJ	1.000
\$NLA(RCN)	\$250	OVERALL	0.970
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	6	1.00	
GARAGE CAPACITY	1	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	4	VINYL	1.00
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	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,122		35.90	40,282
A	BAS	L	BASE AREA	1,122	1973	185.08	207,657
B	CRL	N	BSMT CRAWL	192		33.73	6,476
B	BAS	L	BASE AREA	192	1973	185.08	35,535
C	AGR	N	ATT GARAGE	280		68.72	19,241
D	OPA	N	OPEN PORCH	48		80.22	3,851
E	WDK	N	WOOD DECK	208		25.50	5,304
	F11	O	FPL 1S 1OP	1		7,894.10	7,894
	FIX	O	XTRA FIXTURES	1		2,097.10	2,097

TOTAL RCN	328,338	
CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		A
KITCHEN		G
BATHS		A
HEAT		A
ELECT		A
EFF.YR/AGE	1998 / 24	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$259,400	