

Key: 8572

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.737

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CURRENT OWNER				PARCEL ID				LOCATION			
AUDUNSON JAMES ETUX CHERYL AUDUNSON 11 SCHOONER LN POCASSET, MA 02559				39.0-120-0				11 SCHOONER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
AUDUNSON JAMES ETUX				09/07/2011	QS	299,900	(195130)				
NORTON KATHLEEN A				09/22/1994	QS	117,000	(135050)				

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	%
19961	10/16/2019	3	ALT/RENO	1,601			100	100
15463	06/11/2015	3	ALT/RENO	17,886	11/04/2016		100	100
14393	05/29/2014	3	ALT/RENO	8,959	08/14/2014		100	100
13073	02/08/2013	15	INSULATE/WEA	1,400	04/01/2013		100	100

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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,490	11	1.00	100	1.00	100	1.00	235,700	1.68	A	1.00	R05	1.00			185,770

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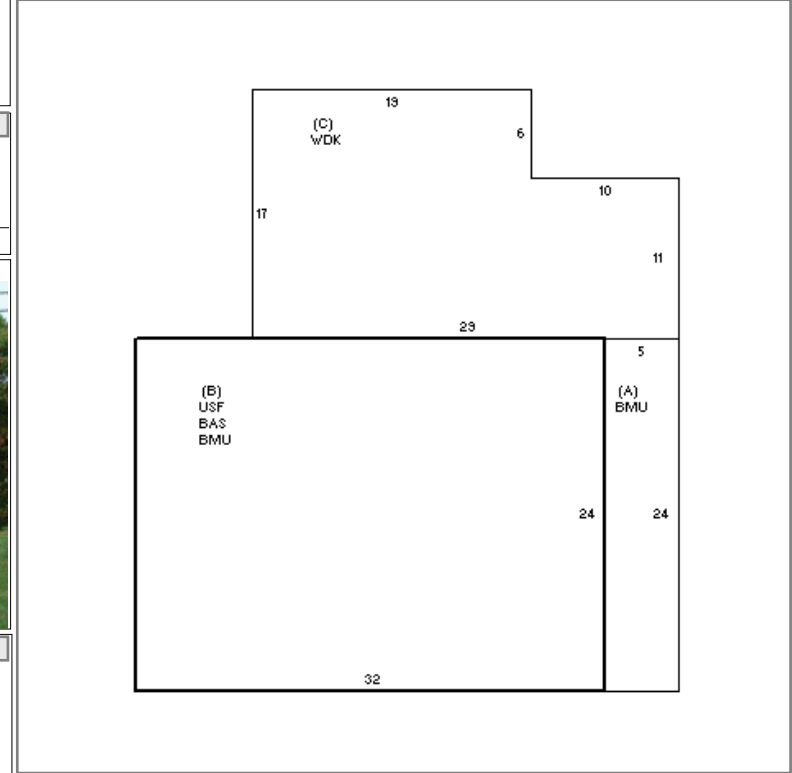
TOTAL	20,473 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE New furnace; 4 bdrm septic; irrigation system	LAND	185,800	164,400			
Infl1	AVG		BUILDING	332,700	294,300			
N_Index	AVG		DETACHED	1,900	1,800			
			OTHER	0	0			
			TOTAL	520,400	460,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 9 X 14 + 4 X		158	15.95	1,900

PHOTO 08/25/2008



BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	5/12/2011	TL
MODEL	1		RESIDENTIAL	LIST	5/12/2011	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/14/2014	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1973	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	357,706	
NET AREA	1,536	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	888		40.99	36,401	CONDITION ELEM	CD	
\$NLA(RCN)	\$233	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	B	BAS	L	BASE AREA	768	1973	231.88	178,082	EXTERIOR	G	
				ROOF SHAPE	3	GAMBREL	1.00	B	USF	L	UPPER STORY FIN	768	1973	122.23	93,873	INTERIOR	G	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	WDK	N	WOOD DECK	433		24.01	10,397	KITCHEN	V	
				FLOOR COVER	1	HARDWOOD	1.02		BMF	N	BSMT FINISH	444		49.25	21,869	BATHS	V	
				INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		9,902.50	9,903	HEAT	U	
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	3		2,394.03	7,182	ELECT	A	
				FUEL SOURCE	1	OIL	1.00											
				USE	0		1.00											
				CAPACITY		UNITS	ADJ											
				STORIES	2	1.00												
				ROOMS	6	1.00												
				BEDROOMS	3	1.00												
				BATHROOMS	1	1.00												
				FIXTURES	8	1.00												
				GARAGE CAPACITY	0	1.00												
				% BSMT FINISH	0	1.00												
				# OF HALF BATHS	1	1.00												
				# OF UNITS	1	1.00												
																EFF.YR/AGE	2012 / 10	
																COND	7.7%	
																FUNC	0	
																ECON	0	
																DEPR	7 % GD	93
																RCNLD	\$332,700	