

Key: 8591

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.756

LEGAL

LAND

DETACHED

BUILDING

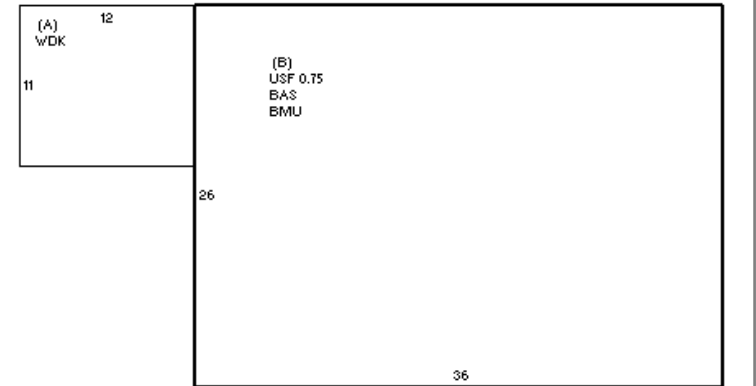
CURRENT OWNER				PARCEL ID				LOCATION			
BLAKE JEFFREY V SR 1 SPINNAKER LANE POCASSET, MA 02559				39.0-139-0				1 SPINNAKER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BLAKE JEFFREY V SR				07/21/2017	QS	287,000	(213549)				
MCGRATH MARY B TR OF				08/03/2007	F		(152707)				
MCGRATH MALACHY J AND MAR				04/14/1999	X		(152707)				

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	%
18340	04/26/2018	15	INSULATE/WEA	5,000			100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	21,570	11	1.00	100	1.00	100	1.00	235,700	1.61	A	1.00	R05	1.00			187,480

TOTAL	21,562 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	187,500	165,900			
Infl1	AVG		BUILDING	263,400	233,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	450,900	398,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/23/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/23/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	8/23/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1978	SIZE ADJ	1.010
NET AREA	1,638	DETAIL ADJ	1.000
\$NLA(RCN)	\$209	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		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	2	CLAPBOARD	1.00
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	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	132		42.70	5,637
B	BMU	N	BSMT UNFINISHED	936		39.41	36,885
B	BAS	L	BASE AREA	936	1978	214.31	200,592
B	USF	L	UPPER STORY FIN	702	1978	117.51	82,491
	F21	O	FPL 2S 1OP	1		9,519.90	9,520
	FIX	O	XTRA FIXTURES	3		2,301.53	6,905

TOTAL RCN	342,030
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$263,400