

Key: 8594

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.759

LEGALS

LAND

DETACHED

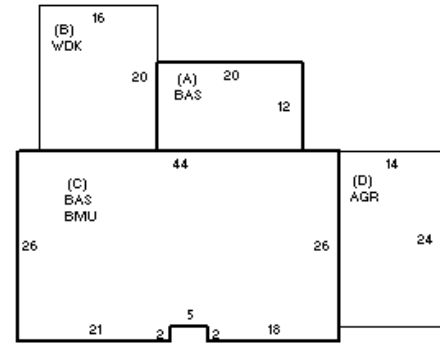
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION															
HAYN MELANIE & ELI PERRONE TRS SEVEN SPINNAKER LN NOM TR 5 SPINNAKER LANE POCASSET, MA 02559				39.0-142-0				7 SPINNAKER LN															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
HAYN MELANIE & ELI PERRON				12/15/2022	T	450,000	(231822)																
LUND FAMILY TRUST				12/15/2022	F	1	(183481)																
LUND RICHARD M TRS				07/20/2021	F	1	(183481)																
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	26,080	11	1.00	100	1.00	100	1.00	235,700	1.38	A	1.00	R05	1.00									194,540

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-23-64	02/08/2023	15	INSULATE/WEA	4,358			100	100

TOTAL	26,092 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	194,500	172,200			
Infl1	AVG		BUILDING	267,800	237,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	462,300	409,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/24/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/24/2021	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/24/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	339,012	
NET AREA	1,374	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,374	1980	185.08	254,297			
\$NLA(RCN)	\$247	OVERALL	0.970	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	320		21.03	6,729			
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	1,134		35.90	40,712			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	AGR	N	ATT GARAGE	336		68.72	23,090			
				FLOOR COVER	3	W/W CARPET	1.00	F11	O	FPL 1S 1OP	1		7,894.10	7,894				
				INT. FINISH	2	DRYWALL	1.00	FIX	O	XTRA FIXTURES	3		2,096.77	6,290				
				HEATING/COOLING	1	FORCED AIR	1.00											
				FUEL SOURCE	2	GAS	1.00											
				USE	0		1.00											
																COND	21	21 %
																FUNC	0	
																ECON	0	
																DEPR	21	% GD 79
																RCNLD		\$267,800