

Key: 8610

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.775

LEGAL

LAND

DETACHED

BUILDING

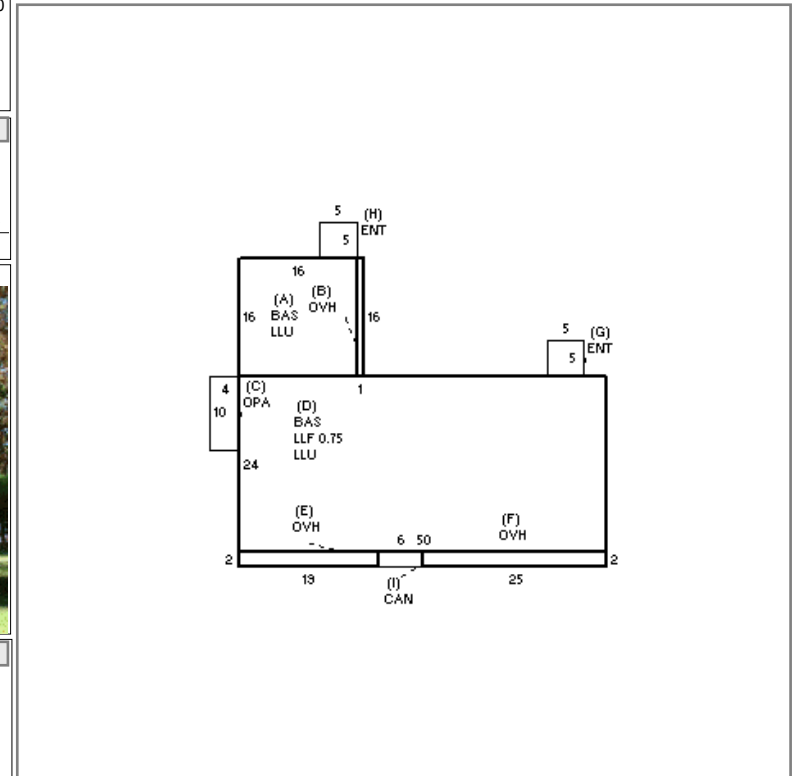
CURRENT OWNER		PARCEL ID	LOCATION		
LEAVITT FREDERIC T & JEFFREY S LEAVITT PO BOX 775 POCASSET, MA 02559		39.0-158-0	30 SPINNAKER LN		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
LEAVITT FREDERIC T & LEAVITT FREDERICK P JR		02/15/2008 08/24/1998	F X		10 (185239) (65366)

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 %
970095	03/11/1997	6	FENCE	3,700	05/06/1998	JS	100 100
890211	04/21/1989	2	ADDITIONS	15,000	12/24/1989	HLD	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	11	1.00	100	1.00	100	1.00	235,700	1.00	A	1.00	R05	1.00	216,390
300	A	0.020	11	1.00	100	1.00	100	1.00	16,300	1.00	A	1.00	R05	1.00	330

TOTAL	40,859 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	216,700	191,800			
Infl1	AVG		BUILDING	319,100	282,500			
N_Index	AVG		DETACHED	19,300	18,400			
			OTHER	0	0			
		TOTAL		555,100	492,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80 22 X 32		704	34.27	19,300



BUILDING	CD	ADJ	DESC	MEASURE	8/20/2008	RJM
MODEL	1		RESIDENTIAL	LIST	9/6/2008	MR
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/10/2008	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	419,895
NET AREA	2,460	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	LLU	N	LOWER LEVEL UNF	1,456		32.51	47,336		
\$NLA(RCN)	\$171	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,456	1970	191.75	279,182		
				ROOF SHAPE	1	GABLE	1.00	+	OVH	L	OVERHANG	104	1970	189.28	19,685	EXTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	40		85.16	3,406	INTERIOR	A
				FLOOR COVER	35	W/W-VINYL	1.00	D	LLF	L	LOWER LEVEL FIN	900	1970	56.99	51,291	KITCHEN	A
				INT. FINISH	2	DRYWALL	1.00	G	ENT	N	ENCLOSED ENTRY	25		119.36	2,984	BATHS	A
				HEATING/COOLING	2	HOT WATER	1.02	H	ENT	N	ENCLOSED ENTRY	25		119.36	2,984	HEAT	A
				FUEL SOURCE	2	GAS	1.00	I	CAN	N	CANOPY	12		16.20	194	ELECT	A
				USE	0		1.00	F11	O	FPL 1S 1OP	1		8,380.40	8,380			
								FIX	O	XTRA FIXTURES	2		2,225.75	4,452			
																EFF.YR/AGE	1995 / 27
																COND	24 24 %
																FUNC	0
																ECON	0
																DEPR	24 % GD 76
																RCNLD	\$319,100