

Key: 8659

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.830

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
RINELLA RITA S & SUSAN R ROSS TRS OF RINELLA REALTY TRUST 2 SABBATT RD POCASSET, MA 02559		39.0-207-0	5 GUNSTOCK CIR		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
RINELLA RITA S & SUSAN R RANSOM JOSEPH &		12/02/2005	QS XX	368,000	(178693) 00618-0076

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	%
20206	03/02/2020	10	WOODSTOVE	200			100	100

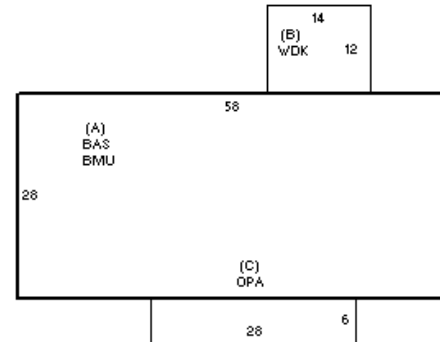
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,714	11	1.00	100 1.00	235,700	1.66	A	1.00	R05	1.00	186,120

TOTAL	20,735 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	186,100	164,700			
Infl1	AVG		BUILDING	299,800	265,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	485,900	430,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/3/2023	SL
MODEL	1		RESIDENTIAL	LIST	11/3/2023	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	11/3/2023	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1978	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	389,312				
NET AREA	1,624	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,624		29.05	47,178	CONDITION ELEM	CD				
\$NLA(RCN)	\$240	OVERALL	0.970	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	1,624	1978	176.89	287,272	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	168		34.27	5,757	INTERIOR	A				
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	168		64.03	10,757	KITCHEN	A				
				FLOOR COVER	23	SOFTWOOD-W/W	1.00		BMF	N	BSMT FINISH	180		57.24	10,304	BATHS	A				
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	2		6,983.30	13,967	HEAT	A				
				HEATING/COOLING	1	FORCED AIR	1.00		FIX	O	XTRA FIXTURES	3		2,086.43	6,259	ELECT	A				
				FUEL SOURCE	1	OIL	1.00		MST	O	MAS/METAL STACK	2		3,910.00	7,820						
				USE	0		1.00														
																		EFF.YR/AGE	1996 / 26		
																		COND	23 23 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	23	% GD	77
																		RCNLD	\$299,800		