

Key: 8723

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.896

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PARKS JOHN T 47 SPINNAKER LN POCASSET, MA 02559				39.0-246-0				47 SPINNAKER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PARKS JOHN T				09/09/2013	QS	296,000	27675-184				
ORLANDO EDWARD F &				01/10/1995	O	123,900	9516-113				
PRIESTLY DONALD H TR				06/29/1994	B	850,000	N/A-N/A				

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	%
12230	04/09/2012	15	INSULATE/WEA	3,500	03/24/2014	TL	100	100
04715	09/21/2004	2	ADDITIONS	11,950	11/08/2004	TL	100	100
940353	08/02/1994	1	NEW CONSTRUC	65,000	02/16/1995	JS	100	100

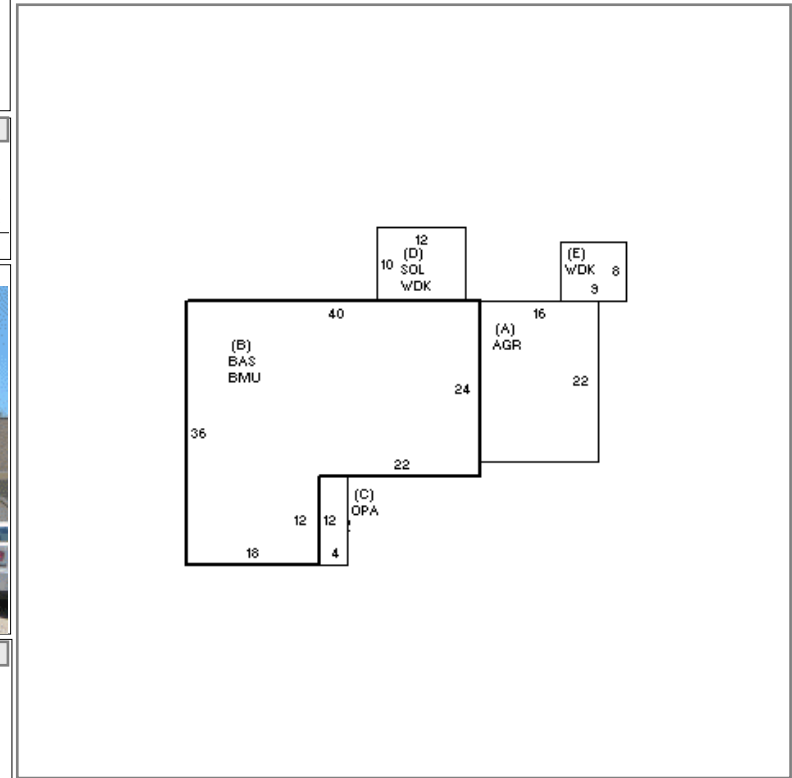
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	16,957	11	1.00	100	1.00	100	1.00	235,700	1.96	A	1.00	R05	1.00									180,230

TOTAL	16,945 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	180,200	159,500			
Infl1	AVG		BUILDING	262,800	232,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	443,000	392,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/24/2014	TL
MODEL	1		RESIDENTIAL	LIST	3/24/2014	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	3/24/2014	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1994	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,176	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	352		71.55	25,186
\$NLA(RCN)	\$279	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	1,176	1994	37.38	43,962
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA		196.79	231,430
STORIES	1	1.00	1	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH		83.53	4,009
ROOMS	4	1.00	1	1.00	FLOOR COVER	1	HARDWOOD	1.02	+	WDK	N	WOOD DECK		35.86	6,885
BEDROOMS	2	1.00	2	1.00	INT. FINISH	2	DRYWALL	1.00	D	SOL	N	SOLARIUM		105.28	12,634
BATHROOMS	1	1.00	2	1.00	HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES		2,183.05	4,366
FIXTURES	7	1.00	2	1.00	FUEL SOURCE	2	GAS	1.00							
GARAGE CAPACITY	1	1.00	0	1.00	USE	0		1.00							
% BSMT FINISH	0	1.00													
# OF HALF BATHS	1	1.00													
# OF UNITS	1	1.00													

TOTAL RCN	328,471
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$262,800