Key: 8964

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.165

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
IPPOLITO-KELLY AMY K ET VIR JOHN KELLY 17 KEITH RD POCASSET, MA 02559	43.0-33-0	17 KEITH RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
IPPOLITO-KELLY AMY K ET V	08/20/2013	F	1	27634-273
IPPOLITO AMY K	05/25/2005	F	10,000	19863-129
IPPOLITO AMY K &	10/01/2004	QS	555,000	19091-204

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	%
15317	05/04/2015	9	DECK	3,500	08/30/2023	SL	100	100
09201	05/26/2009	6	FENCE	1,600	06/19/2009		100	100
02795	12/04/2002	2	ADDITIONS	68,000	09/14/2004	JS	100	100
890527	08/22/1989	2	ADDITIONS	9,000	02/08/1990	RMD	100	100

LAND

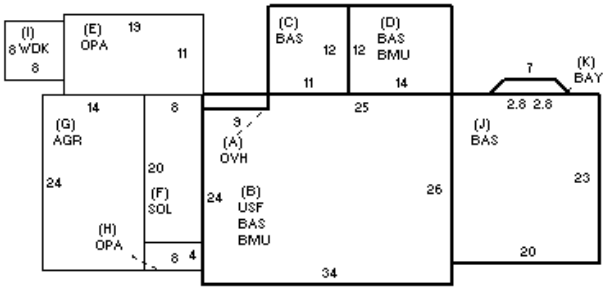
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,505	11 1.00	100 1.00	100 1.00	271,055	1.16	A 1.00	R08 1.15			235,330

TOTAL	32,496 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE: VIEW OF 14TH FAIRWAY AT POCASSET GOLF CLUB

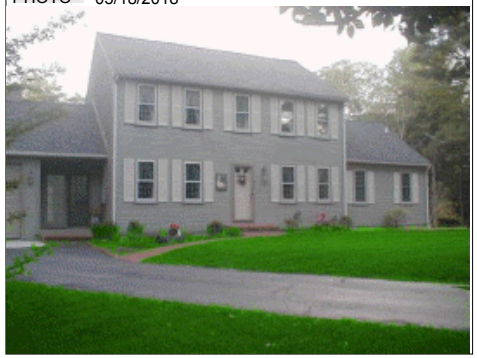
ASSESSED	CURRENT	PREVIOUS
LAND	235,300	199,200
BUILDING	498,800	440,100
DETACHED	19,500	18,500
OTHER	0	0
TOTAL	**753,600**	**657,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	G 1.20	10 0.90	16 X 32		512	35.66	16,400
SHF	A 1.00	10 0.90	8 X 12			0.00	
HTB	G 1.20	10 0.90			1	3,391.56	3,100

PHOTO 05/18/2018



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/27/2023	REF
LIST	11/27/2023	REF
REVIEW	11/27/2023	SL

YEAR BLT	1981	SIZE ADJ	1.000
NET AREA	2,528	DETAIL ADJ	1.000
$NLA(RCN)	$238	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	14	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
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	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OVH	L	OVERHANG	18	1981	211.18	3,801
+	BMU	N	BSMT UNFINISHED	1,034		42.52	43,964
B	USF	L	UPPER STORY FIN	866	1981	125.52	108,700
+	BAS	L	BASE AREA	1,626	1981	210.53	342,320
+	OPA	N	OPEN PORCH	241		68.62	16,537
F	SOL	N	SOLARIUM	160		111.75	17,881
G	AGR	N	ATT GARAGE	336		81.38	27,345
I	WDK	N	WOOD DECK	64		62.58	4,005
K	BAY	L	BAYWINDOW	18	1981	211.18	3,801
	F21	O	FPL 2S 1OP	1		10,271.30	10,271
	FIX	O	XTRA FIXTURES	9		2,483.07	22,348

TOTAL RCN	600,974

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	2002 / 20		
COND	17	17 %	
FUNC	0		
ECON	0		
DEPR	17	% GD	83
RCNLD	$498,800		