Key: 8967

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,168

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CINELLI JOHN 7 KEITH RD POCASSET, MA 02559-2102	43.0-36-0	7 KEITH RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CINELLI JOHN	12/11/1998	QS	120,000	11907-2
CRAMER DANIEL S	06/01/1993	QS	105,000	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	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,291	11 1.00	100 1.00	100 1.00	271,055	1.69	A 1.00	R08 1.15			213,280

TOTAL	20,299 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

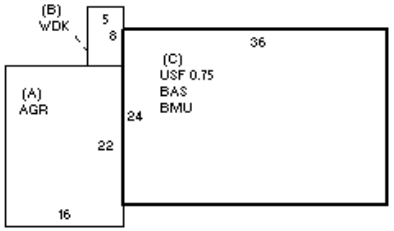
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	213,300	180,600
BUILDING	267,500	236,700
DETACHED	0	0
OTHER	0	0
TOTAL	**480,800**	**417,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/08/2008



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/21/2023	SL
LIST	11/21/2023	EST
REVIEW	11/21/2023	SL

YEAR BLT	1976	SIZE ADJ	1.010
NET AREA	1,512	DETAIL ADJ	1.000
$NLA(RCN)	$230	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	AGR	N	ATT GARAGE	352		76.84	27,047
B	WDK	N	WOOD DECK	40		69.77	2,791
C	BMU	N	BSMT UNFINISHED	864		40.14	34,685
C	BAS	L	BASE AREA	864	1976	218.31	188,623
C	USF	L	UPPER STORY FIN	648	1976	119.70	77,568
	F21	O	FPL 2S 1OP	1		9,697.80	9,698
	FIX	O	XTRA FIXTURES	3		2,344.57	7,034

TOTAL RCN	347,445

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

EFF.YR/AGE	1996 / 26	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD		$267,500