Key: 9075

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,276

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GORDON MARILYN B P O BOX 1495 POCASSET, MA 02559-1495	43.1-67-0	44 SALT MARSH LN

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GORDON MARILYN B	01/15/1998	QS	280,000	11170-201

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	%
EXB-23-71	02/08/2023	3	ALT/RENO	12,700			100	100

LAND

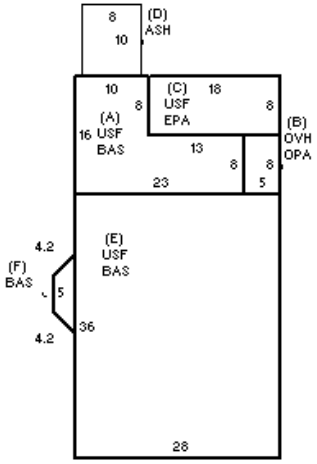
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,604	11 1.00	100 1.00	100 1.00	518,540	2.23	A 1.00	BA- 2.20			388,390

TOTAL	14,593 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	388,400	343,700
BUILDING	388,300	343,600
DETACHED	21,800	20,800
OTHER	0	0
TOTAL	**798,500**	**708,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A 1.00	50 0.50	18 X 38		684	26.10	8,900
CAB	V 1.30	10 0.90	20 X 20+ 8 X		464	30.81	12,900
SHF	A 1.00	50 0.50	6 X 6			0.00	

PHOTO 11/18/2011

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/17/2011	TL
LIST	11/17/2011	EST
REVIEW	7/7/2017	DB

YEAR BLT	1903	SIZE ADJ	1.000
NET AREA	2,752	DETAIL ADJ	1.000
$NLA(RCN)	$168	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	0.95
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	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,296	1903	195.41	253,247
+	USF	L	UPPER STORY FIN	1,416	1903	108.08	153,034
B	OPA	N	OPEN PORCH	40		84.69	3,388
B	OVH	L	OVERHANG	40	1903	188.25	7,530
C	EPA	N	ENCLOSED PORCH	144		85.52	12,315
D	ASH	N	ATT SHED	80		24.79	1,983
	F21	O	FPL 2S 1OP	1		9,157.00	9,157
	FIX	O	XTRA FIXTURES	6		2,213.78	13,283
	MST	O	MAS/METAL STACK	2		4,148.65	8,297

TOTAL RCN 462,235

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

EFF.YR/AGE 2003 / 19

COND	16	16 %	
FUNC	0		
ECON	0		
DEPR	16	% GD	84

RCNLD $388,300