

Key: 9106

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.311

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WIELER WILLIAM E & MAUREEN 15 SALT MARSH LN POCASSET, MA 02559				43.1-102-0				15 SALT MARSH LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WIELER WILLIAM E & MAUREE				04/02/2004	O	450,000	18402-178				
ROSENBLAD STANLEY G &				03/21/2001	F	13651-210	1				
ROSENBLAD STANLEY G					XX	1386+-1061+					

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-22-168	03/29/2022	4	DETACH.STRUC	700	06/22/2022	SL	100 100
EXB-20-3	05/20/2020	6	FENCE	450			100 100
17110	02/13/2017	15	INSULATE/WEA	3,190			100 100
12813	12/18/2015	2	ADDITIONS	11,100	12/18/2015	SW	100 100
06239	04/25/2006	3	ALT/RENO	17,000	01/14/2009	TL	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	26,000	11	1.00	100	1.00	100	1.00	518,540	1.38	A	1.00	BA-	2.20			427,740

TOTAL	26,005 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	427,700	378,600			
Infl1	AVG		BUILDING	458,900	411,000			
N_Index	AVG		DETACHED	2,800	2,600			
			OTHER	0	0			
			<b>TOTAL</b>	<b>889,400</b>	<b>792,200</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	12 X 16	192	15.95	2,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	6/22/2022	SL
MODEL	1		RESIDENTIAL	LIST	6/22/2022	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	6/22/2022	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1870	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,420	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,244	1870	242.01	301,058
\$NLA(RCN)	\$226	OVERALL	1.220	EXT COVER	2	CLAPBOARD	1.00	B	OPA	N	OPEN PORCH	340		75.77	25,761
				ROOF SHAPE	1	GABLE	1.00	C	USF	L	UPPER STORY FIN	1,020	1870	133.85	136,525
				ROOF COVER	1	ASPH/COMP SHIN	1.00	F	WDK	N	WOOD DECK	445		27.50	12,237
				FLOOR COVER	1	HARDWOOD	1.02	G	BAS	L	BASE AREA	60	2015	242.01	14,521
				INT. FINISH	1	PLASTER	1.00		OVH	L	OVERHANG	96	1870	233.15	22,383
				HEATING/COOLING	1	FORCED AIR	1.00		CPC	O	CAPE CELLAR	1		4,861.20	4,861
				FUEL SOURCE	1	OIL	1.00		F31	O	FPL 3S 1OP	1		12,903.70	12,904
				USE	0		1.00		FIX	O	XTRA FIXTURES	4		2,741.53	10,966
									MST	O	MAS/METAL STACK	1		5,138.00	5,138

TOTAL RCN	546,354
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	U
EFF. YR/AGE	2003 / 19
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$458,900

