Key: 9158

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,367

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BERRY ROBIN B 36 SALT MARSH LANE POCASSET, MA 02559	43.1-155-0	15 ANDREA RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BERRY ROBIN B SUNDQUIST BERNARD G	11/01/2021	U XX	550,000	(228086) (49542)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

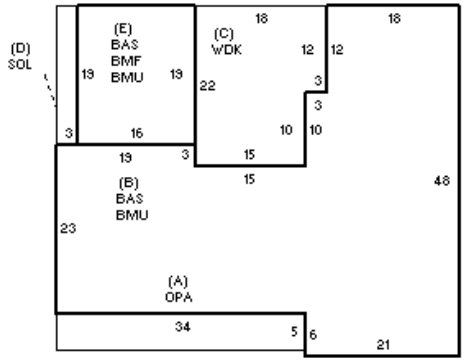
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,550	11 1.00	100 1.00	100 1.00	424,260	2.55	A 1.00	R09 1.80			311,970

TOTAL	12,545 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	312,000	253,100
BUILDING	395,700	314,500
DETACHED	0	0
OTHER	0	0
TOTAL	**707,700**	**567,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8 X 10			0.00	

PHOTO 07/19/2023

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/18/2023	SL
LIST	7/18/2023	EST
REVIEW	7/18/2023	SL

YEAR BLT	1971	SIZE ADJ	1.005
NET AREA	2,013	DETAIL ADJ	1.000
$NLA(RCN)	$246	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	15	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	13	HARDWOOD-W/W	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	8	HEAT PUMP	1.04
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	170		69.66	11,842
+	BMU	N	BSMT UNFINISHED	2,013		30.62	61,648
+	BAS	L	BASE AREA	2,013	1971	183.17	368,727
C	WDK	N	WOOD DECK	366		22.77	8,332
D	SOL	N	SOLARIUM	57		116.77	6,656
E	BMF	N	BSMT FINISH	304		62.28	18,932
	F21	O	FPL 2S 1OP	1		9,388.70	9,389
	FIX	O	XTRA FIXTURES	4		2,269.63	9,079

TOTAL RCN	494,605

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

EFF.YR/AGE	1999 / 23	
COND	20	20 %
FUNC	0	
ECON	0	
DEPR	20	% GD 80
RCNLD		$395,700