Key: 9163

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,372

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SULLIVAN CATHERINE T & JOSEPH P SULLIVAN JR 128 BELLAVISTA DR POCASSET, MA 02559	43.1-160-0	26 VIRGINIA RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SULLIVAN CATHERINE T &	11/19/2021	F	10	(228302)
SULLIVAN CATHERINE T	07/15/1993	A	1	(130764)

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

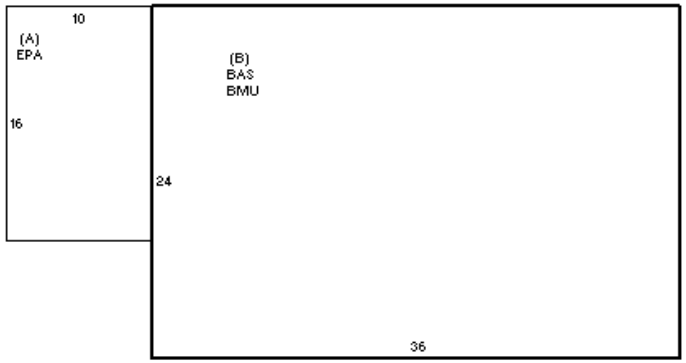
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,110	11 1.00	100 1.00	100 1.00	424,260	2.63	A 1.00	R09 1.80			310,730

TOTAL	12,110 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	310,700	252,100
BUILDING	179,800	159,100
DETACHED	0	0
OTHER	0	0
TOTAL	**490,500**	**411,200**



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	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/8/2008	JH
LIST	9/8/2008	EST
REVIEW	9/11/2008	KEO

YEAR BLT	1973	SIZE ADJ	1.020
NET AREA	864	DETAIL ADJ	1.000
$NLA(RCN)	$270	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	0	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	1	HARDWOOD	1.02
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	EPA	N	ENCLOSED PORCH	160		76.02	12,164
B	BMU	N	BSMT UNFINISHED	864		37.57	32,458
B	BAS	L	BASE AREA	864	1973	204.29	176,509
	F11	O	FPL 1S 1OP	1		8,260.10	8,260
	MST	O	MAS/METAL STACK	1		4,111.50	4,112

TOTAL RCN	233,502

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			$179,800