

Key: 9349

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.565

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
LYONS THOMAS L 71 WAMSUTTA AVENUE POCASSET, MA 02559				43.3-49-0				71 WAMSUTTA AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LYONS THOMAS L				03/28/2018	F	1	(210567)				
LYONS THOMAS L TRS LYONS				09/01/2016	F	1	(210567)				
LYONS THOMAS L TRS				10/02/2012	A	295,000	(210567)				


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 %
17386		3	ALT/RENO		05/24/2021	TL	100 100
16843	04/17/2017	9	DECK	14,000	08/16/2017	TL	100 100
03340	09/28/2016	1	NEW CONSTRUC	263,985	08/16/2017	TL	100 100
	06/04/2003	9	DECK	1,500	01/12/2007	TL	100 100

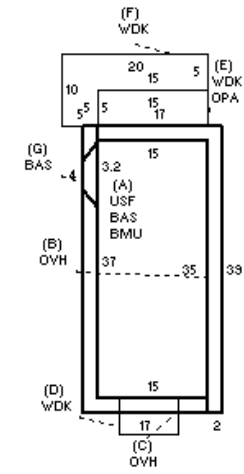
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	24,147	11	1.00	100	1.00	100	1.00	707,100	1.47	A	1.00	BG-	3.00			574,550

TOTAL	24,147 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E	WETLANDS			LAND	574,600	508,500
Infl1	AVG		LAND	353,800	316,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	928,400	824,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/16/2017
									



BUILDING	CD	ADJ	DESC	MEASURE	8/16/2017	TL
MODEL	1		RESIDENTIAL	LIST	8/16/2017	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/24/2021	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	2016	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	364,757
NET AREA	1,279	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	525		60.13	31,568		
\$NLA(RCN)	\$285	OVERALL	1.170	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	525	2016	143.74	75,461		
				ROOF SHAPE	1	GABLE	1.00	+	OVH	L	OVERHANG	216	2016	236.57	51,100		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	240		33.83	8,120		
				FLOOR COVER	1	HARDWOOD	1.02	E	OPA	N	OPEN PORCH	75		100.11	7,509		
				INT. FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	538	2016	283.65	152,604		
				HEATING/COOLING	9	WARM-COOL AIR	1.03		BMF	N	BSMT FINISH	525		57.24	30,049		
				FUEL SOURCE	2	GAS	1.00		FIX	O	XTRA FIXTURES	3		2,782.00	8,346		
				USE	0		1.00										

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

EFF.YR/AGE	2016 / 6
COND	3 3 %
FUNC	0
ECON	0
DEPR	3 % GD 97
RCNLD	\$353,800