

Key: 9357

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.573

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MCDERMOTT GREGORY F PO BOX 708 POCASSET, MA 02559				43.3-58-0				10 WABASH AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCDERMOTT GREGORY F				06/20/2017	H		1 30570-295				
MCDERMOTT GREGORY F ETUX				06/02/2006	QS	288,000	21061-117				
FORD GEORGE G				05/12/2006	F		1 20994-179				

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-23-282	05/11/2023	3	ALT/RENO	4,740	07/07/2023	SL	100 100
		3	ALT/RENO		01/17/2023	TL	100 100
EXB-22-710	11/16/2022	3	ALT/RENO	25,000	03/01/2023	TL	100 100
E-22-722	10/27/2022	3	ALT/RENO	7,500	07/07/2023	SL	100 100
EXB-20-486	12/01/2020	9	DECK	11,872	04/21/2021		100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	5,100	11	1.00	100	1.00	100	1.00	659,960	5.86	A	1.00	HCG	2.80			452,560

TOTAL	5,097 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	452,600	400,500			
Infl1	AVG		BUILDING	129,200	150,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				581,800	550,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 8			0.00	



PHOTO 11/18/2021

BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/7/2023	SL
MODEL	1		RESIDENTIAL	LIST	3/1/2023	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/7/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1945	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	140,397		
NET AREA	560	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	BAS	L	BASE AREA	560	1945	210.41	117,829	CONDITION ELEM	CD		
\$NLA(RCN)	\$251	OVERALL	0.950	EXT COVER	4	VINYL	1.00	B	DKC	N	DECK-COMPOSITE	337		60.84	20,504	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00		FIX	O	XTRA FIXTURES	1		2,064.00	2,064	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00									KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02									BATHS	G		
				INT. FINISH	2	DRYWALL	1.00									HEAT	U		
				HEATING/COOLING	5	ELECTRIC BB	0.98									ELECT	U		
				FUEL SOURCE	3	ELECTRIC	1.00												
				USE	0		1.00												
																	EFF.YR/AGE	2011 / 11	
																	COND	8 8 %	
																	FUNC	0 uc	
																	ECON	0	
																	DEPR	8 % GD 92	
																	RCNLD	\$129,200	

