Key: 9581

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,804

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GOODHILE GARY R & NANCY M GOODHILE PO BOX 661 POCASSET, MA 02559	43.4-38-0	39 SACO AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GOODHILE GARY R &	09/28/1992	QS	100,000	8224-32

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

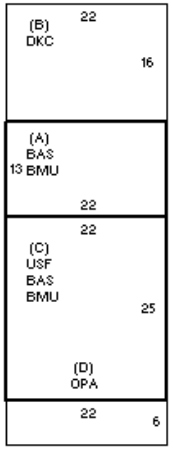
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-22-430	07/13/2022	14	SOLAR	36,461			100	100
16088	02/04/2016	1	NEW CONSTRUC		04/13/2016	SW	100	100
15757	08/27/2015	1	NEW CONSTRUC	337,000	04/13/2016	SW	100	100
03660	09/16/2003	3	ALT/RENO	6,000	06/22/2004	TL	100	100
930223	05/20/1993	9	DECK	2,000	12/23/1993	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,750	11 1.00	100 1.00	100 1.00	518,540	5.23	A 1.00	BA- 2.20			357,830

TOTAL	5,750 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE	waterview		
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	357,800	316,700
BUILDING	375,700	335,800
DETACHED	0	0
OTHER	0	0
TOTAL	**733,500**	**652,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/25/2016

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.10	CONTEMPORARY [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	12/1/2016	BC
LIST	12/1/2016	BC
REVIEW	1/10/2022	RP

YEAR BLT	2016	SIZE ADJ	1.015
NET AREA	1,386	DETAIL ADJ	1.000
$NLA(RCN)	$279	OVERALL	1.170

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	9	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	15	VINYL 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	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	836		47.63	39,823
+	BAS	L	BASE AREA	836	2016	259.05	216,563
B	DKC	N	DECK-COMPOSITE	352		82.02	28,872
C	USF	L	UPPER STORY FIN	550	2016	143.74	79,055
D	OPA	N	OPEN PORCH	132		89.63	11,831
	FIX	O	XTRA FIXTURES	4		2,781.78	11,127

TOTAL RCN	387,271

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	$375,700	