

Key: 9869

Town of Bourne - Fiscal Year 2024

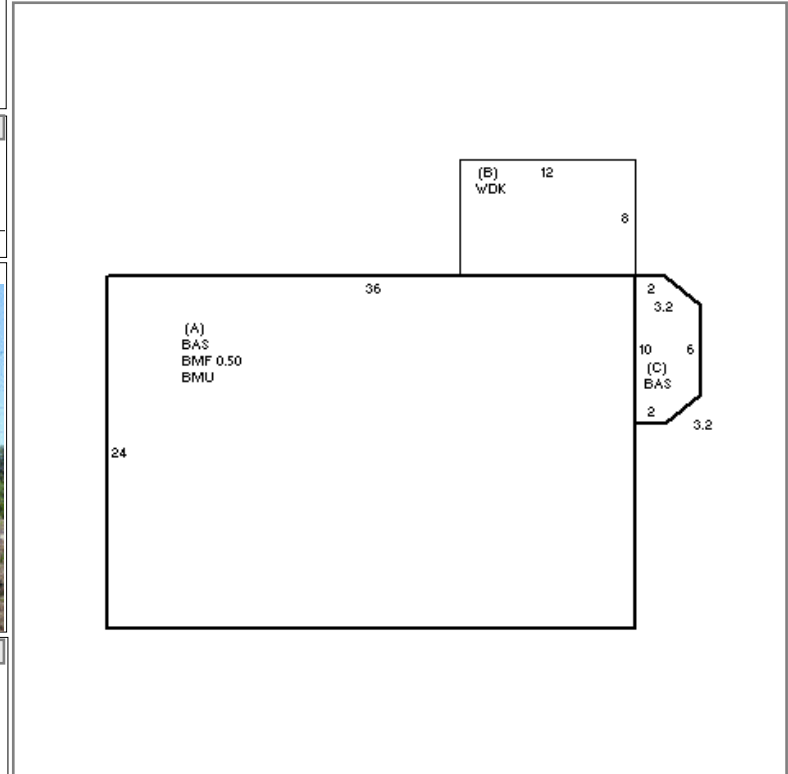
LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION						
KELEHER LORI 60 HANDY ROAD POCASSET, MA 02559				44.2-27-0				60 HANDY RD						
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)						
KELEHER LORI				08/13/2018	QS	250,000		31459-100						
TRIPP RALPH H JR &				06/01/1989	QS	86,000		10693-67						
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	9,000	11	1.00	100	1.00	282,840	3.44	A	1.00	PAV	1.20		201,300

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-21-703	11/15/2021	3	ALT/RENO		06/21/2022	SL	100 100
E-21-672	10/21/2021	3	ALT/RENO	5,000	06/21/2022	SL	100 100
19120	02/21/2019	15	INSULATE/WEA	3,103			100 100

TOTAL	9,017 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE		LAND	201,300	178,200		
Infl1	AVG			BUILDING	194,700	172,300		
N_Index	AVG			DETACHED	2,700	2,500		
				OTHER	0	0		
				TOTAL	398,700	353,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	10 0.90	16X14	224	4.23	900
SHF	A	1.00	10 0.90	10X12	120	16.42	1,800



BUILDING	CD	ADJ	DESC	MEASURE	6/21/2022	SL
MODEL	1		RESIDENTIAL	LIST	6/21/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	6/21/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED

BUILDING

YEAR BLT	1964	SIZE ADJ	1.020
NET AREA	904	DETAIL ADJ	1.000
\$NLA(RCN)	\$269	OVERALL	1.020
CAPACITY	UNITS	ADJ	
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	50	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	6	SHAKES	1.05
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASP/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		37.94	32,779
A	BMF	N	BSMT FINISH	432		45.58	19,693
B	WDK	N	WOOD DECK	96		45.78	4,395
+	BAS	L	BASE AREA	904	1964	206.32	186,509

TOTAL RCN	243,376
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	U
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$194,700