Key: 9887

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,120

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LOPEZ PAMELA A 77 HANDY ROAD POCASSET, MA 02559	44.2-45-0	77 HANDY RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LOPEZ PAMELA A	02/28/2018	QS	248,000	31111-110
BUCKINGHAM JAMES F &	02/26/2004	QS	245,000	18256-89
CLARK LOIS ANN	04/09/1991	XX		07491-00159

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

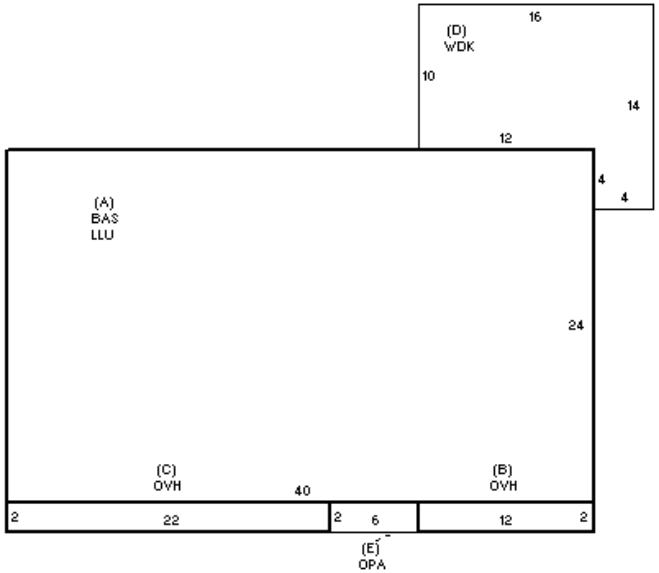
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,000	11 1.00	100 1.00	100 1.00	282,840	3.84	A 1.00	PAV 1.20			199,410

TOTAL	8,015 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	199,400	176,500
BUILDING	197,100	174,500
DETACHED	0	0
OTHER	0	0
TOTAL	**396,500**	**351,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/13/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.00	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/7/2023	SL
LIST	11/7/2023	EST
REVIEW	11/7/2023	SL

YEAR BLT	1985	SIZE ADJ	1.015
NET AREA	1,028	DETAIL ADJ	1.000
$NLA(RCN)	$246	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	35	W/W-VINYL	1.00
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	LLU	N	LOWER LEVEL UNF	960		32.52	31,218
A	BAS	L	BASE AREA	960	1985	201.28	193,228
+	OVH	L	OVERHANG	68	1985	183.82	12,500
D	WDK	N	WOOD DECK	176		35.50	6,248
E	OPA	N	OPEN PORCH	12		96.51	1,158
	FIX	O	XTRA FIXTURES	2		2,161.45	4,323
	MST	O	MAS/METAL STACK	1		4,050.90	4,051

TOTAL RCN	252,726
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25	
COND	22	22 %
FUNC	0	uc see notes
ECON	0	
DEPR	22	% GD 78
RCNLD		$197,100