Key: 9959

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,192

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
STEUDLER KIRSTIN E 57 LAKE DR POCASSET, MA 02559	44.2-122-0	57 LAKE DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
STEUDLER KIRSTIN E	10/01/2015	QS	300,000	29176-149
MORSE CHERYL ANN	11/28/2011	F		25871-47
LEONARD ANGELINE G &	04/12/1988	XX		6212-72

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

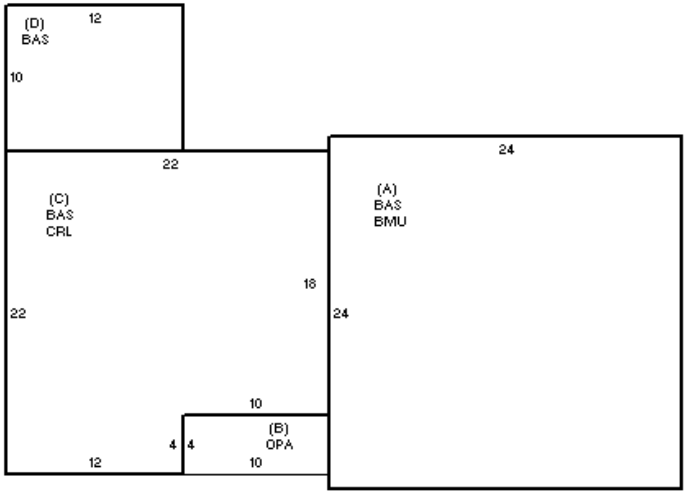
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-20-272	09/15/2020	3	ALT/RENO	4,502			100	100
18295	04/18/2018	3	ALT/RENO	13,773	09/18/2018	TL	100	100
		12	CYCLICAL		07/11/2016		100	100
14199	04/02/2014	15	INSULATE/WEA	1,250	08/12/2014		100	100
10546	09/16/2010	2	ADDITIONS	36,889	03/03/2015		100	100

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	318,195	3.84	A 1.00	PGD 1.35			224,340

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

ASSESSED	CURRENT	PREVIOUS
LAND	224,300	183,800
BUILDING	269,600	238,500
DETACHED	0	0
OTHER	0	0
TOTAL	**493,900**	**422,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 07/11/2016

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/19/2017	TL
LIST	3/19/2017	TL
REVIEW	9/18/2018	TL

YEAR BLT	1954	SIZE ADJ	1.015
NET AREA	1,140	DETAIL ADJ	1.000
$NLA(RCN)	$252	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	8	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	1	WOOD 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	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	576		49.55	28,540
+	BAS	L	BASE AREA	1,020	1954	206.63	210,766
B	OPA	N	OPEN PORCH	40		87.70	3,508
C	CRL	N	BSMT CRAWL	444		27.65	12,278
D	BAS	L	BASE AREA	120	2010	206.63	24,796
	FIX	O	XTRA FIXTURES	3		2,292.40	6,877

TOTAL RCN	286,765

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF.YR/AGE	2013 / 9	
COND	6 6 %	
FUNC	0	
ECON	0	
DEPR	6	% GD 94
RCNLD		$269,600