

Key: 9977

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.208

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CAVANAGH WILLIAM C & TERESA L CAVANAGH 23 VESPER DR POCASSET, MA 02559-2106				44.3-5-0				23 VESPER DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAVANAGH WILLIAM C & ROCKLAND TRUST CO				07/01/1994	S	129,000	(134295)				
				11/16/1993	L	127,000	(106564)				

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	%
17845	10/17/2017	4	DETACH.STRUC	4,500			100	100
15121	03/16/2015	15	INSULATE/WEA	2,100	04/14/2015		100	100
06746	11/27/2006	3	ALT/RENO	14,000	10/13/2007	JB	100	100
06016	01/10/2006	4	DETACH.STRUC	25,000	10/13/2007	JB	100	100
05531	08/10/2005	3	ALT/RENO	20,000	10/13/2007	JB	100	100

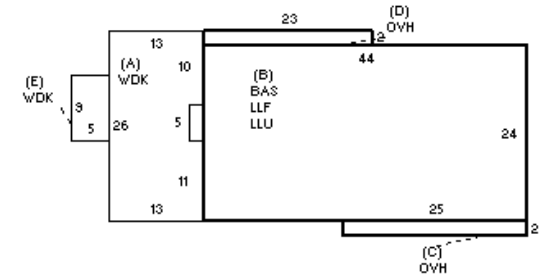
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	24,360	11	1.00	100	1.00	100	1.00	271,055	1.46	A	1.00	R08	1.15			220,630

TOTAL	24,350 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	220,600	186,800			
Infl1	AVG		BUILDING	322,600	285,500			
N_Index	AVG		DETACHED	1,800	1,700			
			OTHER	0	0			
		TOTAL		545,000	474,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	10 X 12		120	16.42	1,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/31/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/31/2021	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	8/31/2021	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1985	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	393,381		
NET AREA	2,208	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	373		24.56	9,160	CONDITION ELEM	CD		
\$NLA(RCN)	\$178	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	B	LLU	N	LOWER LEVEL UNF	1,056		36.84	38,899	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	1,056	1985	62.69	66,200	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	1,056	1985	220.71	233,067	KITCHEN	G		
				FLOOR COVER	3	W/W CARPET	1.00	+	OVH	L	OVERHANG	96	1985	208.22	19,989	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		9,218.50	9,219	HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	4		2,448.33	9,793	ELECT	A			
				FUEL SOURCE	2	GAS	1.00	HTB	O	HOT TUB	1		7,055.80	7,056					
				USE	0		1.00												
																		EFF.YR/AGE	2001 / 21
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$322,600