

Key: 9980

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.211

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CURRENT OWNER				PARCEL ID				LOCATION			
DUFFY ELLA Z TRS ELLA Z DUFFY TRUST 18 VESPER DR POCASSET, MA 02559				44.3-8-0				18 VESPER DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DUFFY ELLA Z TRS				07/21/2022	QS	879,900	(230581)				
LENNOX ROBERT W &				05/18/2001	P	100,000	(161527)				
MULCAHEY ROBERT TR				09/14/1998	QS	30,000	(150106)				

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	%
01240	05/04/2001	1	NEW CONSTRU	222,000	03/21/2002	TL	100	100

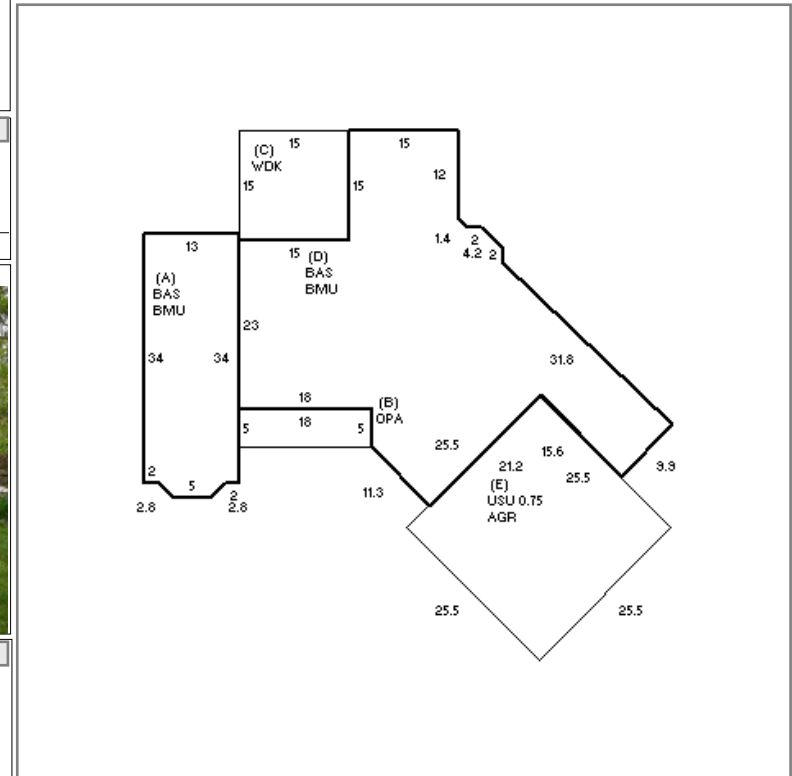
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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	31,471	11	1.00	100	1.00	100	1.00	271,055	1.19	A	1.00	R08	1.15			233,450

TOTAL	31,450 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	233,500	197,600			
Infl1	AVG		BUILDING	572,900	513,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	806,400	710,600			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 12			0.00	



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BUILDING	CD	ADJ	DESC	MEASURE	8/31/2021	RP
MODEL	1		RESIDENTIAL	LIST	11/8/2002	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	8/31/2021	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2001	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	682.031
NET AREA	2,242	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,956		38.35	75,018		
\$NLA(RCN)	\$304	OVERALL	1.170	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,956	2001	229.09	448,096		
CAPACITY				UNITS	ADJ	ROOF SHAPE	1.00	B	OPA	N	OPEN PORCH	90		92.95	8,366		
STORIES	1.5	1.00	ROOF COVER	1.00	1	ASPH/COMP SHIN	1.00	C	WDK	N	WOOD DECK	225		33.50	7,537		
ROOMS	7	1.00	FLOOR COVER	1.02	1	HARDWOOD	1.02	E	AGR	N	ATT GARAGE	648		75.19	48,725		
BEDROOMS	4	1.00	INT. FINISH	1.00	2	DRYWALL	1.00	E	USU	N	UPPER STORY UNF	486		60.58	29,443		
BATHROOMS	2	1.00	HEATING/COOLING	1.05	11	HT WATER CL AIR	1.05	USF	L	UPPER STORY FIN	286	2001		142.32	40,703		
FIXTURES	10	1.00	FUEL SOURCE	1.00	2	GAS	1.00	F11	O	FPL 1S 1OP	1			10,370.80	10,371		
GARAGE CAPACITY	2	1.00	USE	1.00	0		1.00	FIX	O	XTRA FIXTURES	5			2,754.50	13,773		
% BSMT FINISH	0	1.00															
# OF HALF BATHS	1	1.00															
# OF UNITS	1	1.00															
																EFF.YR/AGE	2003 / 19
																COND	16 16 %
																FUNC	0
																ECON	0
																DEPR	16 % GD 84
																RCNLD	\$572,900