

Key: 10232

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.467

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION	
HORGAN JOSEPH T TR HAZEL A HORGAN REVOCABLE TRUST PO BOX 15 POCASSET, MA 02559		47.1-89-0	95 ELGIN RD	
TRANSFER HISTORY		DOS	T	SALE PRICE
HORGAN JOSEPH T TR HAZEL		09/13/2013	F	27686-117
HORGAN JOSEPH T TR HAZEL		09/04/2013	F	27665-64
HORGAN JOSEPH T TR HAZEL		08/14/2013	F	100 27621-151

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 %
B-23-159	06/05/2023	9	DECK	30,000			0 0
920368	07/07/1992	2	ADDITIONS	15,600	04/28/1993	JS	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	39,000	14	1.00	100	1.00	100	1.00	1,930,383	1.02	10	0.90	BSP	9.10			1,759,410

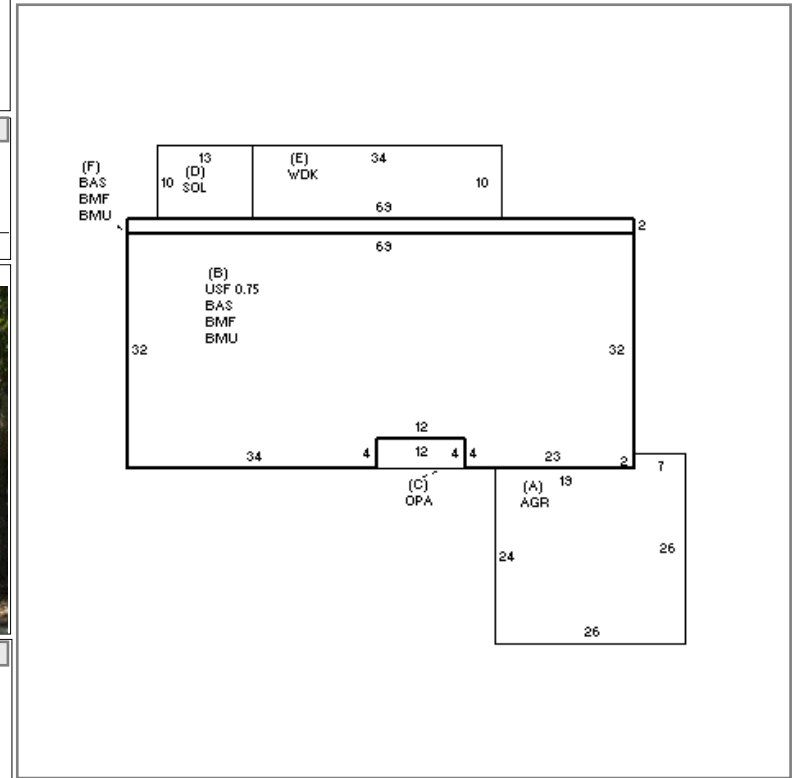
TOTAL	38,986 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE rocky access to water=topo	LAND	1,759,400	1,557,100			
Infl1	AVG		BUILDING	736,900	652,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	2,496,300	2,209,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	9/3/2008	SAL
MODEL	1		RESIDENTIAL	LIST	9/3/2008	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	6/6/2014	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1982	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,918	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	638		69.64	44,430
\$NLA(RCN)	\$241	OVERALL	1.100	EXT COVER	10	VERT BOARD	1.00	+	BMU	N	BSMT UNFINISHED	2,298		34.42	79,099
				ROOF SHAPE	1	GABLE	1.00	B	BMF	N	BSMT FINISH	2,160		32.76	70,768
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	2,298	1982	205.88	473,102
				FLOOR COVER	1	HARDWOOD	1.02	B	USF	L	UPPER STORY FIN	1,620	1982	124.54	201,760
				INT. FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	48		97.60	4,685
				HEATING/COOLING	9	WARM-COOL AIR	1.03	D	SOL	N	SOLARIUM	130		123.03	15,994
				FUEL SOURCE	2	GAS	1.00	E	WDK	N	WOOD DECK	340		25.59	8,699
				USE	0		1.00	F	BMF	N	BSMT FINISH	138		69.99	9,659
								F22	O	FPL 2S 2OP	1		11,045.80	11,046	
								FIX	O	XTRA FIXTURES	10		2,551.05	25,511	



CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		9	1.00
BEDROOMS		4	1.00
BATHROOMS		3	1.00
FIXTURES		15	1.00
GARAGE CAPACITY		2	1.00
% BSMT FINISH		47	1.00
# OF HALF BATHS		1	1.00
# OF UNITS		1	1.00

TOTAL RCN	944,753
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
ECON	0
DEPR	22 % GD 78
RCNLD	\$736,900