

Key: 17500

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.300

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BEARD PAUL E 785 COUNTY ROAD #A POCASSET, MA 02559-2131				44.0-12-1				785-A COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BEARD PAUL E				04/16/2010	QS	237,900		24492-263			
UITTI DANIEL E ETUX				01/11/2007	F	1 21689-144					
UITTI DONALD E ETUX LAURA				12/29/2006	F	1 21657-200					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
03358	06/09/2003	2	ADDITIONS	18,000	05/21/2004	MJ	100	100
03285	05/14/2003	3	ALT/RENO		05/21/2004	MJ	50	100
900606	11/13/1990	2	ADDITIONS	1,200	03/01/1992	HS	100	100
900362	07/16/1990	6	FENCE	580	03/01/1992	HS	100	100
421089	07/11/1989	3	ALT/RENO	1,000	01/23/1990	HLD	100	100

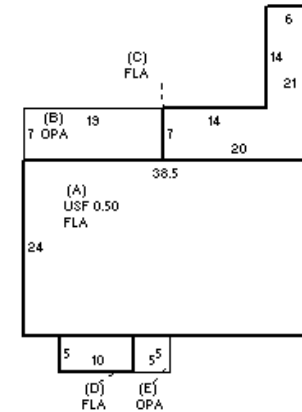
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	30,018 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE	LAND	0	0			
Infl1			BUILDING	363,000	321,200			
N_Index			DETACHED	8,400	8,100			
			OTHER	0	0			
			TOTAL	371,400	329,300			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 A	0.75 20 X 12		240	46.93	8,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/8/2014	DB
MODEL	10		RES CONDO	LIST	8/8/2014	EST
STYLE	1	1.35	TOWN HOUSE END [100%]	REVIEW	10/1/2020	RP
QUALITY	F	0.90	FAIR [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1975	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	422,101
NET AREA	1,660	DETAIL ADJ	1.000	COMPLEX	70	TIGHEILAN CONDO	1.20	+	FLA	L	LIVING AREA	1,198	1975	301.86	361,623		
\$NLA(RCN)	\$254	OVERALL	1.550	OCCUPANCY	1	YEAR ROUND	1.00	A	USF	L	UPPER STORY FIN	462	1975	121.50	56,135		
				FLOOR/LOC	5	MULTI FLOOR	1.00	+	OPA	N	OPEN PORCH ATTA	158		27.48	4,343		
				VIEW INFL	22	NO VIEW	1.00										
				HT/CL	1	FORCED AIR	1.00										
				WDK/PTA/BALC	1	PRESENT	1.00										
				PARKING	1	OUTDOOR 1 SPACE	1.00										
				NET ADJ(%GOOD)	0		1.00										
CAPACITY		UNITS	ADJ														
ROOMS		6	1.00														
BEDROOMS		3	1.00														
BATHROOMS		2	1.00														
HALFBATHS		0	1.00														
FIREPLACES		0	1.00														
																EFF.YR/AGE	1977 / 45
																COND	14 14 %
																FUNC	0
																ECON	0
																DEPR	14 % GD 86
																RCNLD	\$363,000