Key: 5444

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,588

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HAHN ELLEN M 252 POKUS ST STOUGHTON, MA 02072	26.2-24-0	15 PRESIDENTS RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HAHN ELLEN M	07/05/2013	F	100	27519-322
HAHN STEVEN E &	07/29/2004	QS	342,000	18880-257
MORRISSEY DONALD M &		XX		01398-0287

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	%
05437	06/27/2005	3	ALT/RENO	5,000	04/17/2007	TL	100	100

LAND

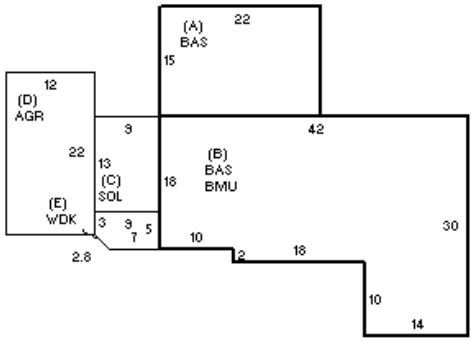
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,556	7 1.00	100 1.00	100 1.00	318,195	2.55	A 1.00	BAV 1.35			233,990

TOTAL	12,545 SF	ZONING	1	FRNT	0

Nbhd	GRAY GAB
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	234,000	207,100
BUILDING	249,900	221,100
DETACHED	0	0
OTHER	0	0
TOTAL	**483,900**	**428,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/01/2003

BLDG COMMENTS

BUILDING

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

MEASURE	4/17/2014	TL
LIST	4/17/2014	TL
REVIEW	4/17/2014	TL

YEAR BLT	1950	SIZE ADJ	1.015
NET AREA	1,290	DETAIL ADJ	1.000
$NLA(RCN)	$255	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	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	21	COMBO	1.00
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
+	BAS	L	BASE AREA	1,290	1950	188.89	243,673
B	BMU	N	BSMT UNFINISHED	960		36.64	35,176
C	SOL	N	SOLARIUM	117		103.20	12,074
D	AGR	N	ATT GARAGE	264		70.13	18,515
E	WDK	N	WOOD DECK	43		63.70	2,739
	F11	O	FPL 1S 1OP	1		8,056.90	8,057
	FIX	O	XTRA FIXTURES	4		2,139.83	8,559

TOTAL RCN	328,794

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1995 / 27		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$249,900