

Key: 6542

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.704

LEGAL

LAND

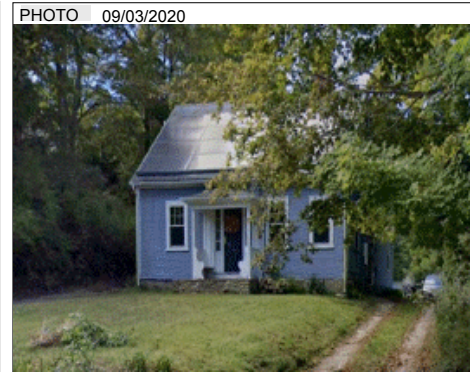
CURRENT OWNER										PARCEL ID				LOCATION			
CHAVES MANUEL & JENNIFER A 388 COUNTY ROAD POCASSET, MA 02559										30.4-227-0				388 COUNTY RD			
TRANSFER HISTORY										DOS		T		SALE PRICE		BK-PG (Cert)	
CHAVES MANUEL & JENNIFER										05/31/2019		QS		296,000		32059-348	
WILLIAMS JUSTIN G &										06/09/2015		QS		299,000		28927-45	
BURKHARD ROBERT A &										06/28/2012		QS		230,000		26456-27	

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	%
EXB-20-312	09/28/2020	15	INSULATE/WEA	9,245			100	100
16231	04/04/2016	14	SOLAR	24,000			100	100
14240	01/15/2014	3	ALT/RENO	20,000			100	100
2439	12/14/1988	2	ADDITIONS	28,000	03/01/1992	HS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	9	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	1,192	9	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		18,460

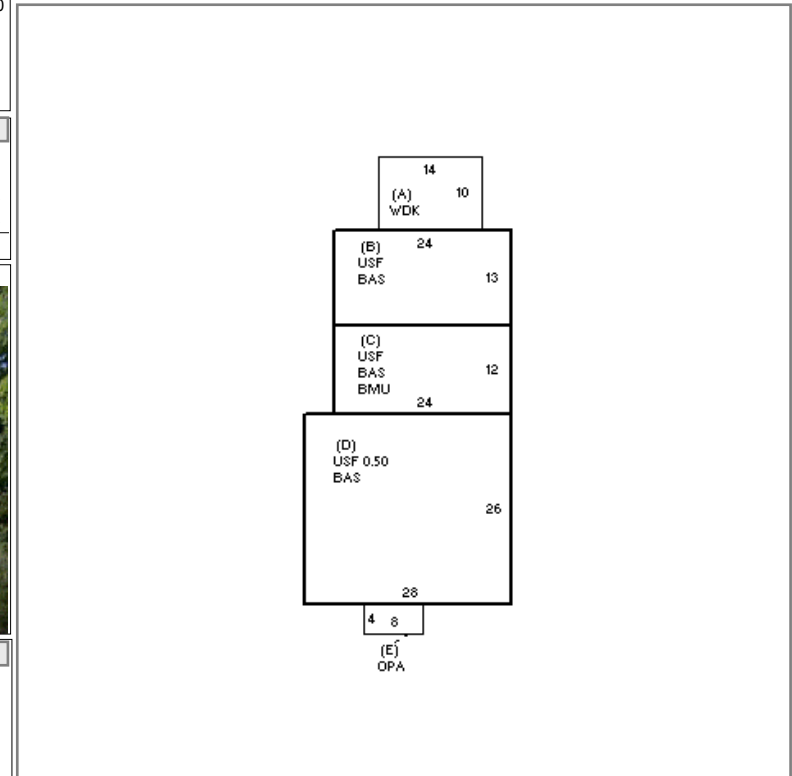
TOTAL	2.110 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH		NOTE				LAND	224,000	198,300
Infl1	AVG			BUILDING	220,400	195,000			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
						TOTAL	444,400	393,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/3/2020	RP
MODEL	1		RESIDENTIAL	LIST	9/3/2020	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	9/3/2020	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	1840	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	489,696		
NET AREA	2,292	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	WDK	N	WOOD DECK	140		48.45	6,783	CONDITION ELEM	CD		
\$NLA(RCN)	\$214	OVERALL	1.220	EXT COVER	2	CLAPBOARD	1.00	B	BAS	L	BASE AREA	312	1988	230.48	71,911	EXTERIOR	P		
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	312	1988	131.99	41,181	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	288		75.26	21,676	KITCHEN	G		
				FLOOR COVER	2	SOFTWOOD	1.02	+	USF	L	UPPER STORY FIN	652	1840	131.99	86,058	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,016	1840	230.49	234,173	HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00	E	OPA	N	OPEN PORCH	32		99.89	3,196	ELECT	A		
				FUEL SOURCE	2	GAS	1.00	F21	O	FPL 2S 1OP	1		10,800.70	10,801					
				USE	0		1.00	F22	O	FPL 2S 2OP	1		11,305.90	11,306					
								FIX	O	XTRA FIXTURES	1		2,611.60	2,612					
																EFF.YR/AGE	1994 / 28		
																COND	25 25 %		
																FUNC	30 uc		
																ECON	0		
																DEPR	55	% GD	45
																RCNLD	\$220,400		