Key: 7118

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,270

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
JOSEFEK KIRT &	34.0-42-0	514 COUNTY RD
DONNA M GREGOIRE		
514 COUNTY RD		
POCASSET, MA 02559		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
JOSEFEK KIRT &	02/26/2021	F	1	33838-80
JOSEFEK KIRT	06/29/2017	L	160,500	30597-309
FINANCE OF AMERICA REVERS	08/31/2016	L	196,830	29901-243

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

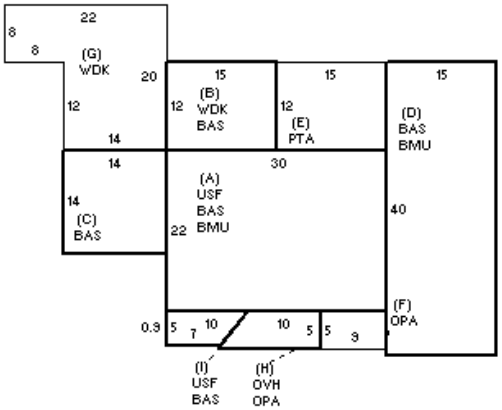
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18075	02/01/2018	14	SOLAR	36,995	04/03/2018	BC	100	100
17714	09/06/2017	2	ADDITIONS	60,000	04/03/2018	BC	100	100
910034	02/08/1991	1	NEW CONSTRUC	35,000	03/01/1992	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,700	9 1.00	100 1.00	100 1.00	223,915	1.49	A 1.00	R03 0.95			181,280

TOTAL	23,697 SF	ZONING	1	FRNT	0
Nbhd	MO BCH	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	181,300	160,400
BUILDING	538,400	481,300
DETACHED	8,500	7,800
OTHER	0	0
TOTAL	**728,200**	**649,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A 1.00	50 0.50	18 X 34		612	26.10	8,000
PTD	A 1.00	50 0.50	10 X 24		240	4.23	500
SHF	A 1.00	50 0.50	8 X 11			0.00	

PHOTO 04/03/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.10	CONTEMPORARY [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/3/2018	BC
LIST	4/3/2018	BC
REVIEW	4/3/2018	BC

YEAR BLT	1950	SIZE ADJ	1.005
NET AREA	2,440	DETAIL ADJ	1.000
$NLA(RCN)	$223	OVERALL	1.150

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	2	1.00
BATHROOMS	3	1.00
FIXTURES	11	1.00
GARAGE CAPACITY	0	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	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,260		36.92	46,522
+	USF	L	UPPER STORY FIN	702	2017	125.67	88,220
+	BAS	L	BASE AREA	1,636	1950	208.68	341,398
E	PTA	N	PATIO	180		16.31	2,936
+	OPA	N	OPEN PORCH	105		79.30	8,326
+	WDK	N	WOOD DECK	524		24.69	12,936
H	OVH	L	OVERHANG	60	2017	209.31	12,558
I	BAS	L	BASE AREA	42	2017	208.67	8,764
	FIX	O	XTRA FIXTURES	6		2,461.37	14,768
	GFP	O	GAS FIREPLACE	1		7,396.80	7,397

TOTAL RCN	543,826

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF.YR/AGE	2019 / 3		
COND	2	2 %	
FUNC	0		
ECON	0		
DEPR	1	% GD	99
RCNLD	$538,400		