

Key: 7169

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.323

LEGAL

LAND

DETACHED

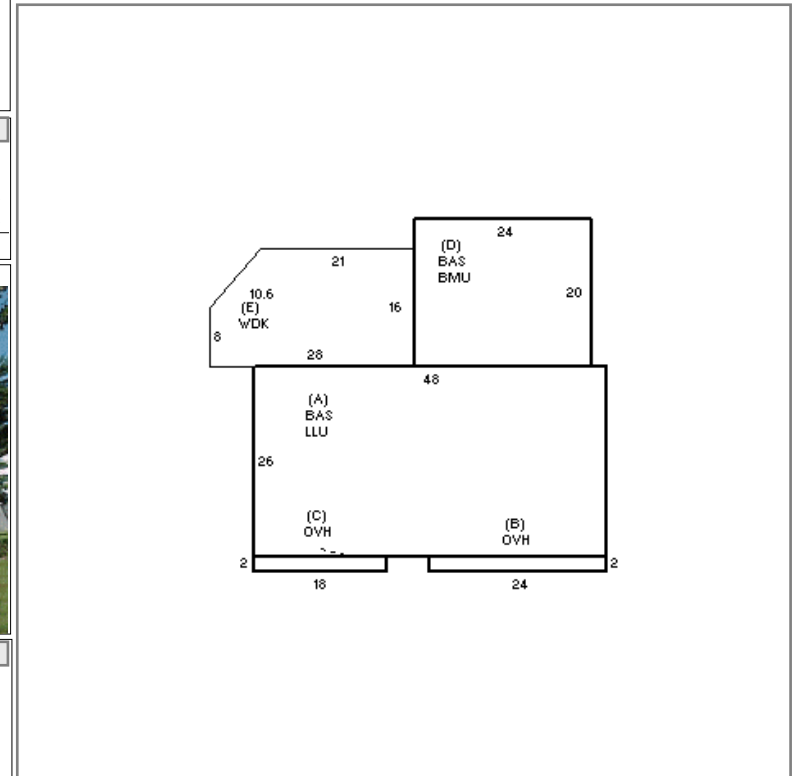
BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|---|------------|--------------|--------------|--|--|--|
| LYONS MICHAEL R & CATHERINE A LYONS 4 HARWOOD DR POCASSET, MA 02559-1803 | | | | 34.0-85-0 | | | | 4 HARWOOD DR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| LYONS MICHAEL R & FEDERAL HOME LOAN MORTGAG | | | | 10/28/1993 | L | 105,000 | 10660-339 | | | | |
| CITICORP MORTGAGE CORP | | | | 04/14/1993 | L | 1 | N/A-N/A | | | | |
| CITICORP MORTGAGE CORP | | | | 04/14/1993 | L | 122,365 | N/A-N/A | | | | |

| 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 % |
| 01268 | 05/17/2001 | 9 | DECK | 2,000 | 02/04/2003 | TL | 100 100 |
| 200022 | 01/12/2000 | 2 | ADDITIONS | 25,000 | 02/04/2003 | TL | 100 100 |
| 910399 | 09/12/1991 | 10 | WOODSTOVE | 100 | 02/01/1992 | HS | 100 100 |
| 900481 | 09/10/1990 | 4 | DETACH.STRUC | 230 | 11/18/1991 | HS | 100 100 |

| | | | | | | | | |
|---------|-----------|--------|----------|---------|---------|----------|---------|----------|
| TOTAL | 20,386 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | MO BCH | NOTE | | | LAND | 185,600 | 164,300 | |
| Infl1 | AVG | | BUILDING | 314,700 | 282,400 | | | |
| N_Index | AVG | | DETACHED | 1,900 | 1,800 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | TOTAL | | 502,200 | 448,500 | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------------|----|-------|-----------|-------|
| SHF | A | 1.00 | A 0.75 10 X 16 | | 160 | 15.95 | 1,900 |



| BUILDING | CD | ADJ | DESC | MEASURE | 2/4/2003 | TL |
|----------|----|------|---------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 2/4/2003 | TL |
| STYLE | 2 | 1.00 | RAISED RANCH [100%] | REVIEW | 10/6/2009 | TL |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

| YEAR BLT | 1988 | SIZE ADJ | 1.010 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 443,211 |
|------------|-------|------------|-------|-----------------|----|----------------|------|-----|-----|---------------|-----------------|-------|------|-----------|---------|------------|------------|
| NET AREA | 1,812 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | LLU | N | LOWER LEVEL UNF | 1,248 | | 32.67 | 40,776 | | |
| \$NLA(RCN) | \$245 | OVERALL | 1.040 | EXT COVER | 1 | WOOD SHINGLE | 1.02 | + | BAS | L | BASE AREA | 1,728 | 1988 | 186.04 | 321,481 | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | OVH | L | OVERHANG | 84 | 1988 | 190.22 | 15,979 | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | D | BMU | N | BSMT UNFINISHED | 480 | | 48.35 | 23,209 | | |
| | | | | FLOOR COVER | 3 | W/W CARPET | 1.00 | E | WDK | N | WOOD DECK | 420 | | 22.44 | 9,423 | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | BMG | O | BSMT GARAGE | 2 | | | 7,487.25 | 14,975 | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | F11 | O | FPL 1S 1OP | 1 | | | 8,422.10 | 8,422 | | |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | FIX | O | XTRA FIXTURES | 4 | | | 2,236.83 | 8,947 | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1990 / 32 |
| | | | | | | | | | | | | | | | | COND | 29 29 % |
| | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 29 % GD 71 |
| | | | | | | | | | | | | | | | | RCNLD | \$314,700 |