

Key: 7192

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.346

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
POCHAY PAUL & C/O POCHAY PAUL R & MARGARET R 17 HARWOOD DR POCASSET, MA 02559				34.0-108-0				17 HARWOOD DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
POCHAY PAUL R & MARGARET				06/02/2023	F	1	35819-303				
POCHAY PAUL &				12/02/2020	QS	430,000	33533-144				
MILLER GLORIA M LE				05/08/2018	F	1	31252-91				

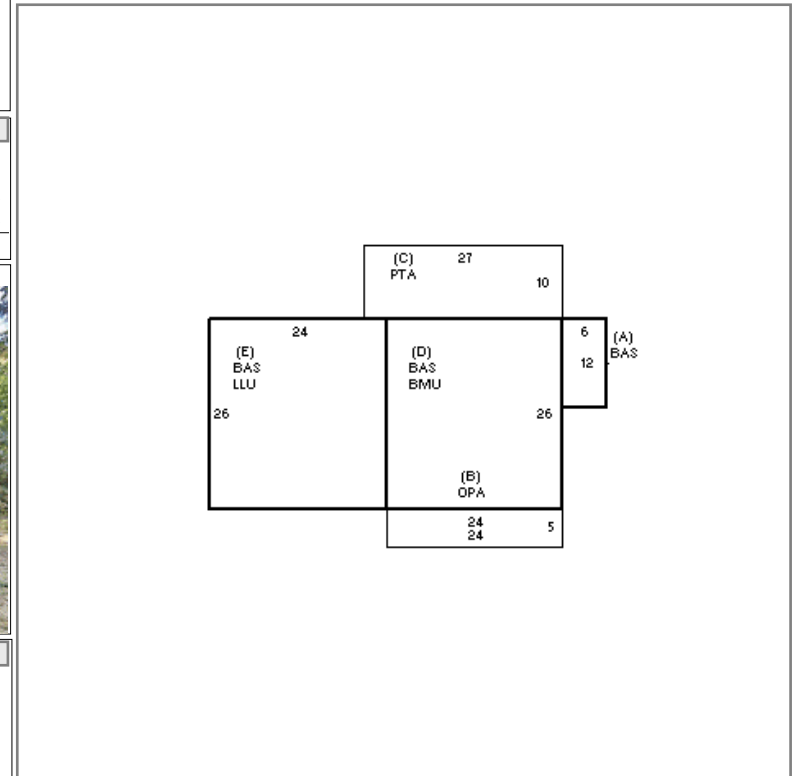
CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
09080	03/18/2009	3	ALT/RENO		01/22/2021	TL	100 100
980161	04/09/1998	4	DETACH.STRUC	250	04/14/2009	TL	100 100
930039	01/28/1993	10	WOODSTOVE	1,000	11/20/1999	MS	100 100
920071	02/19/1992	2	ADDITIONS	1,500	04/14/1994	JS	100 100

TOTAL	22,608 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	189,100	167,400			
Inf1	AVG		BUILDING	326,500	289,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		515,600	456,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	A	1.00 F	0.60 5 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	1/6/2020	TL
MODEL	1		RESIDENTIAL	LIST	1/6/2020	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	5/18/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1992	SIZE ADJ	1.010
NET AREA	1,658	DETAIL ADJ	1.000
\$NLA(RCN)	\$237	OVERALL	0.990
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,320	1992	197.36	260,517
EXT COVER	1	WOOD SHINGLE	1.02	B	OPA	N	OPEN PORCH	120		72.04	8,645
ROOF SHAPE	1	GABLE	1.00	C	PTA	N	PATIO	270		14.27	3,854
ROOF COVER	1	ASPH/COMP SHIN	1.00	D	BMU	N	BSMT UNFINISHED	624		48.33	30,156
FLOOR COVER	35	W/W-VINYL	1.00	E	LLU	N	LOWER LEVEL UNF	624		38.07	23,753
INT. FINISH	2	DRYWALL	1.00		LLF	L	LOWER LEVEL FIN	338	1992	73.70	24,911
HEATING/COOLING	2	HOT WATER	1.02		ATU	N	ATTIC UNF	624		43.85	27,362
FUEL SOURCE	1	OIL	1.00		BMG	O	BSMT GARAGE	1		7,483.70	7,484
USE	0		1.00		FIX	O	XTRA FIXTURES	3		2,235.93	6,708

TOTAL RCN	393,389
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2002 / 20
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$326,500