

Key: 7194

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.348

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION															
STRATTON JUDITH F ET VIR JOHN R STRATTON 21 HARWOOD DR POCASSET, MA 02559				34.0-110-0				21 HARWOOD DR															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
STRATTON JUDITH F ET VIR				06/20/2013	QS	327,000	27476-279																
COHOON CASSY				02/18/2011	F		25268-149/50																
COHOON RICHARD J II &				09/28/2004	QS	350,000	19074-234																
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	20,960	9	1.00	100	1.00	100	1.00	235,700	1.64	A	1.00	R04	1.00									186,520

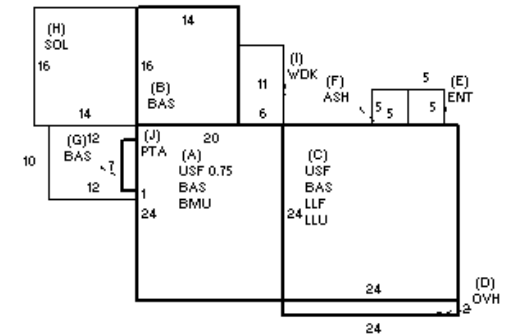
TOTAL	20,952 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE				LAND	186,500	165,100
Infl1	AVG		BUILDING	410,300	363,100			
N_Index	AVG		DETACHED	3,600	3,400			
			OTHER	0	0			
						<b>TOTAL</b>	<b>600,400</b>	<b>531,600</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	8 X 12	1995	0.00	
GHD	A	1.00	10 0.90	10 X 16	2018	24.89	3.600



BLDG COMMENTS

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-22-859	12/29/2022	14	SOLAR	17,492			100	100
EXB-22-106	03/03/2022	15	INSULATE/WEA	3,421			100	100
18211	03/26/2018	4	DETACH.STRUC	600			100	100
13666	10/01/2013	15	INSULATE/WEA	1,404			100	100
10219	05/05/2010	3	ALT/RENO	15,800	06/09/2010		100	100



BUILDING	CD	ADJ	DESC	MEASURE	5/18/2021	RP
MODEL	1		RESIDENTIAL	LIST	5/18/2021	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	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	526.069
NET AREA	2,854	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	480		50.27	24,128	CONDITION ELEM	CD
%NLN(RCN)	\$184	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	936	1984	117.55	110,031	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,294	1984	205.28	265,627	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	LLU	N	LOWER LEVEL UNF	576		39.59	22,805	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	C	LLF	L	LOWER LEVEL FIN	576	1984	67.38	38,812	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	48	1984	197.77	9,493	HEAT	A
				HEATING/COOLING	11	HT WATER CL AIR	1.05	E	ENT	N	ENCLOSED ENTRY	25		124.71	3,118	ELECT	A
				FUEL SOURCE	1	OIL	1.00	F	ASH	N	ATT SHED	25		27.17	679		
				USE	0		1.00	H	SOL	N	SOLARIUM	224		94.18	21,095		
								I	WDK	N	WOOD DECK	66		58.60	3,868	EFF.YR/AGE	1997 / 25
								J	PTA	N	PATIO	106		15.61	1,654	COND	22 22 %
									F11	O	FPL 1S 1OP	1		8,755.70	8,756	FUNC	0
									FIX	O	XTRA FIXTURES	4		2,325.43	9,302	ECON	0
									HTB	O	HOT TUB	1		6,701.60	6,702	DEPR	22 % GD 78
																RCNLD	\$410,300