

Key: 7250

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.402

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
KOLB WILLIAM 476 COUNTY RD POCASSET, MA 02559				34.2-48-0				476 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KOLB WILLIAM				11/13/2013	QS	286,250	27820-200				
GRAY JAMES J				06/27/2003	QS	290,900	17167-228				
WARD DONALD F ETUX MONIQU				11/27/2002	H	177,500	15995-227				

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	%
12492	07/23/2012	3	ALT/RENO	8,000	02/27/2015			100
07292	06/01/2007	3	ALT/RENO	10,900	09/05/2008	TL		100

LAND

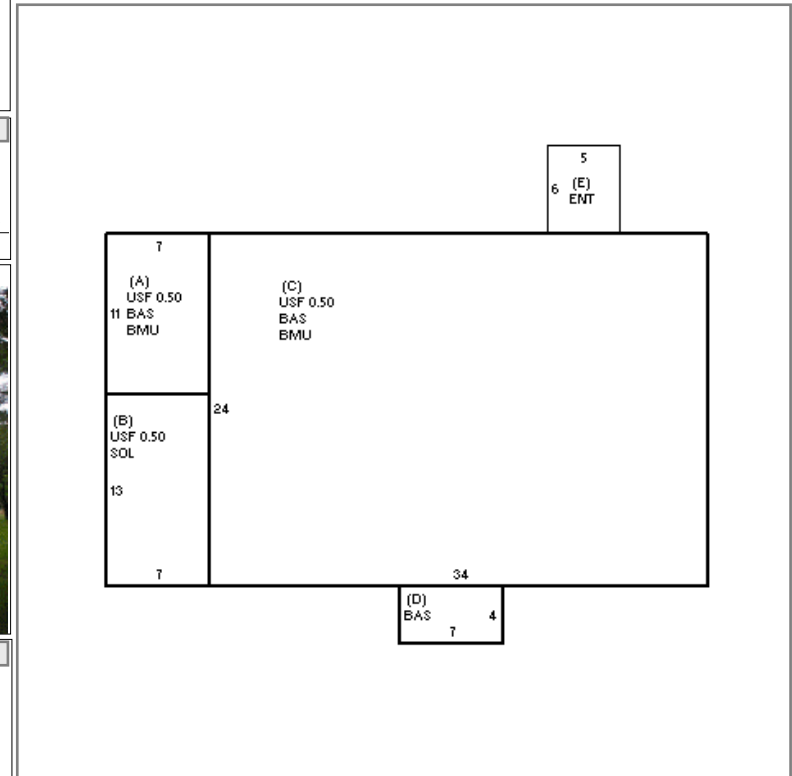
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,780	9	1.00	100	1.00	100	1.00				178,420

TOTAL	21,780 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	178,400	157,900			
Infl1	AVG		BUILDING	295,800	261,800			
N_Index	AVG		DETACHED	17,300	16,500			
			OTHER	0	0			
			TOTAL	491,500	436,200			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90	22 X 24	528	36.34	17,300

PHOTO 12/31/2002

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/5/2008	TL
MODEL	1		RESIDENTIAL	LIST	9/5/2008	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	10/1/2012	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1950	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	321,563
NET AREA	1,413	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	893		40.34	36,026		
\$NLA(RCN)	\$228	OVERALL	1.090	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	492	1950	121.73	59,893		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	B	SOL	N	SOLARIUM	91		121.21	11,030		
STORIES	1.5	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	921	1950	219.39	202,062		
ROOMS	4	1.00		FLOOR COVER	1	HARDWOOD	1.02	E	ENT	N	ENCLOSED ENTRY	30		93.52	2,806		
BEDROOMS	2	1.00		INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		9,745.80	9,746		
BATHROOMS	1	1.00		HEATING/COOLING	2	HOT WATER	1.02										
FIXTURES	7	1.00		FUEL SOURCE	1	OIL	1.00										
GARAGE CAPACITY	0	1.00		USE	0		1.00										
% BSMT FINISH	0	1.00															
# OF HALF BATHS	1	1.00															
# OF UNITS	1	1.00															

CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
KITCHEN	G	
BATHS	G	
HEAT	U	
ELECT	U	
EFF.YR/AGE	2011 / 11	
COND	8	8 %
FUNC	0	
ECON	0	
DEPR	8	% GD 92
RCNLD	\$295,800	