

Key: 7785

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.942

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GRAHAM NANCY 605 COUNTY ROAD POCASSET, MA 02559				38.0-6-0				605 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GRAHAM NANCY				02/08/2019	QS	525,000	31828-166				
MCLAUGHLIN JAMES				10/27/2016	L	260,000	30038-75				
FEDERAL NATIONAL MORTGAGE				04/04/2016	L	229,700	29555-304				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18550	06/26/2018	3	ALT/RENO	36,000	11/20/2018	TL	100	100
18236	04/05/2018	9	DECK	15,000	06/11/2018	TL	100	100
17496	06/28/2017	2	ADDITIONS	88,000	06/11/2018	TL	100	100


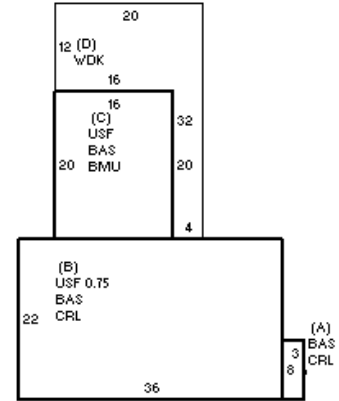
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	11	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	0.522	11	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		8,080

TOTAL	1.440 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	213,700	189,100			
Infl1	AVG		BUILDING	410,700	363,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	242,200	214,400			
			TOTAL	866,600	766,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/26/2018

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/26/2018	TL
MODEL	1		RESIDENTIAL	LIST	10/26/2018	TL
STYLE	4	1.05	CAPE [100%]	REVIEW	9/9/2020	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1815	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	419,092
NET AREA	2,050	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	CRL	N	BSMT CRAWL	816		22.91	18,692		
\$NLA(RCN)	\$204	OVERALL	1.120	EXT COVER	15	VINYL SHINGLE	1.02	+	BAS	L	BASE AREA	1,136	1815	216.08	245,463		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	914	2017	121.17	110,750		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	320		69.10	22,111		
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	320		24.04	7,694		
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	6		2,397.15	14,383		
				HEATING/COOLING	9	WARM-COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										

CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	G	
BATHS	G	
HEAT	U	
ELECT	U	
EFF.YR/AGE	2017 / 5	
COND	2	2 %
FUNC	0	
ECON	0	
DEPR	2	% GD 98
RCNLD	\$410,700	

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Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.943

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
GRAHAM NANCY 605 COUNTY ROAD POCASSET, MA 02559		38.0-6-0	605 COUNTY RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

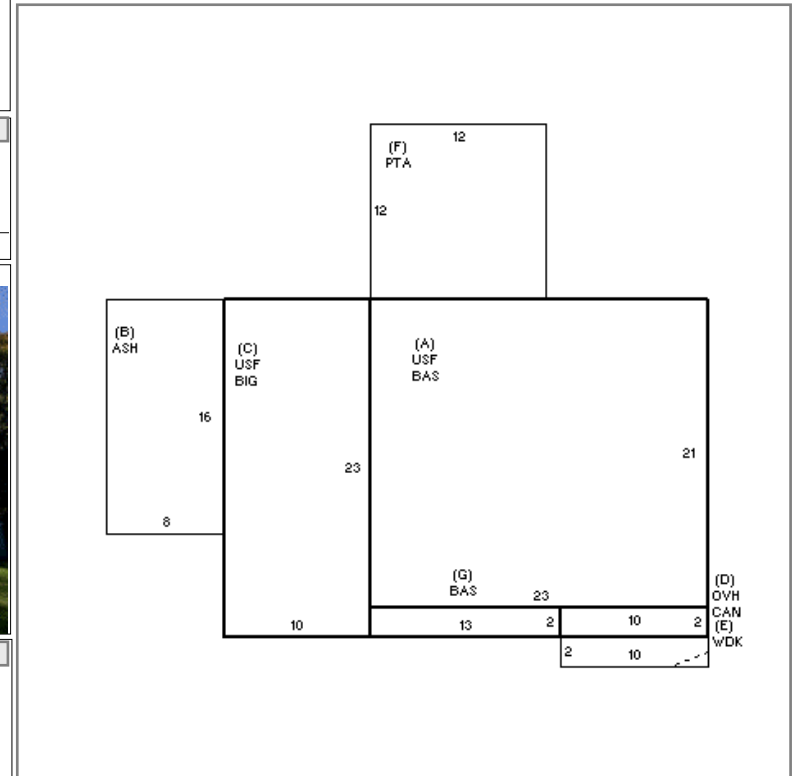
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd Infl1 N_Index	NOTE		LAND BUILDING DETACHED OTHER TOTAL	242,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	11/20/2018	TL
MODEL	1		RESIDENTIAL	LIST	11/20/2018	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/9/2020	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	242,238	
NET AREA	1,242	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	509	1900	235.82	120,035			
\$NLA(RCN)	\$195	OVERALL	1.070	EXT COVER	15	VINYL SHINGLE	1.02	+	USF	L	UPPER STORY FIN	713	2017	118.09	84,198			
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	ASH	N	ATT SHED	128	25.18	3,223			
STORIES	2	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BIG	N	BUILT-IN GARAGE	230	96.16	22,117					
ROOMS	3	1.00	FLOOR COVER	1	HARDWOOD	1.02	D	CAN	N	CANOPY	20	16.78	336					
BEDROOMS	2	1.00	INT. FINISH	2	DRYWALL	1.00	D	OVH	L	OVERHANG	20	196.69	3,934					
BATHROOMS	1	1.00	HEATING/COOLING	9	WARM-COOL AIR	1.03	E	WDK	N	WOOD DECK	20	76.73	1,535					
FIXTURES	7	1.00	FUEL SOURCE	2	GAS	1.00	F	PTA	N	PATIO	144	15.52	2,235					
GARAGE CAPACITY	1	1.00	USE	0		1.00	F	FIX	O	XTRA FIXTURES	2	2,312.75	4,626					
% BSMT FINISH	0	1.00																
# OF HALF BATHS	1	1.00																
# OF UNITS	1	1.00																
EFF. YR/AGE																2021 / 1		
COND																1 1 %		
FUNC																0		
ECON																0		
DEPR																0 % GD 100		
RCNLD																\$242,200		