

Key: 7786

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.944

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
STEVENS MATTHEW JAMES ETUX C/O BURKE SHEA L 607 COUNTY RD POCASSET, MA 02559				38.0-7-0				607 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BURKE SHEA L				05/19/2023	QS	725,000	35794-189				
STEVENS MATTHEW JAMES ETU				05/16/2011	QS	345,000	25449-42				
NICKINSON DAVID R ETUX				03/31/2003	QS	317,500	16662-57				

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	%
12876	12/12/2012	10	WOODSTOVE	2,500	12/23/2015	SW	100	100
12647	09/17/2012	2	ADDITIONS	11,000	12/23/2015	SW	100	100
05781	11/07/2005	2	ADDITIONS	20,000	02/08/2007	TL	100	100
05425	06/22/2005	3	ALT/RENO	30,000	02/08/2007	TL	100	100
02114	03/11/2002	9	DECK	4,000	09/15/2004	JS	100	100

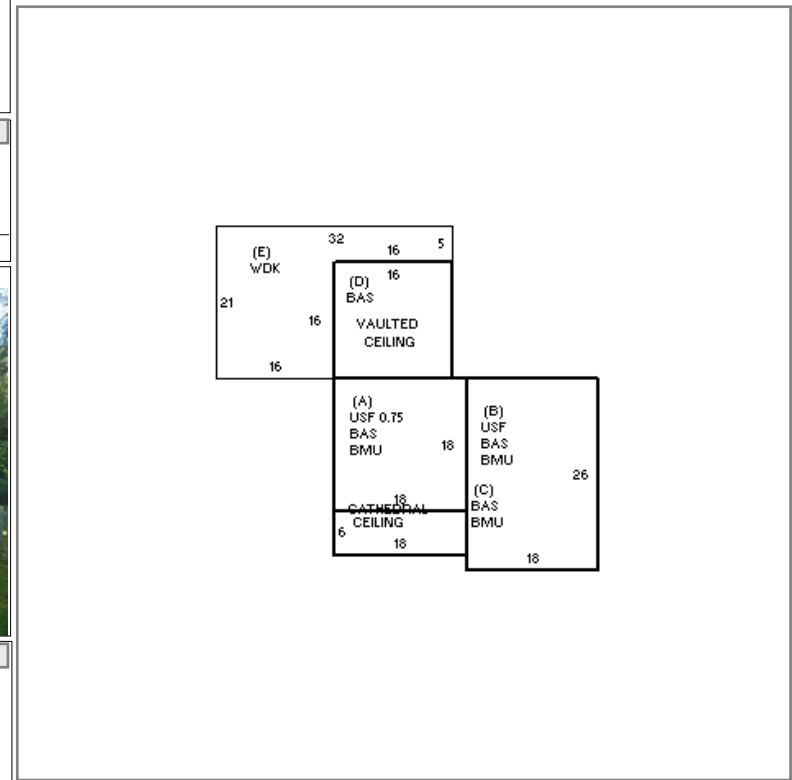
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	33,500	11	1.00	100	1.00	100	1.00	223,915	1.14	A	1.00	R03	0.95		195,880

TOTAL	33,498 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	195,900	173,400			
Infl1	AVG		BUILDING	417,600	369,500			
N_Index	AVG		DETACHED	2,400	2,300			
			OTHER	0	0			
			TOTAL	615,900	545,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	G 0.80	10 X 16		160	19.14	2,400



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	10/4/2023	SL
MODEL	1		RESIDENTIAL	LIST	10/4/2023	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	10/4/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1982	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,867	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	900		42.92	38,632
\$NLA(RCN)	\$249	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	243	1982	128.00	31,103
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	468	2012	128.00	59,902
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,156	1982	225.97	261,226
				FLOOR COVER	2	SOFTWOOD	1.02	E	WDK	N	WOOD DECK	416		25.14	10,460
				INT. FINISH	2	DRYWALL	1.00	BMF	N	BSMT FINISH	650		51.58	33,524	
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1		9,438.40	9,438	
				FUEL SOURCE	1	OIL	1.00	FIX	O	XTRA FIXTURES	6		2,506.95	15,042	
				USE	0		1.00	MST	O	MAS/METAL STACK	1		4,698.00	4,698	

TOTAL RCN	464,025
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	U
ELECT	A
EFF.YR/AGE	2009 / 13
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$417,600