

Key: 8238

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.398

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MATTHEWS DEBORAH L 79 TAHANTO ROAD POCASSET, MA 02559				38.3-267-0				79 TAHANTO RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MATTHEWS DEBORAH L				09/15/2003	X		17639-56				
MATTHEWS DEBORAH L & STEPHEN JOAN L				08/20/2001	A	300,000	14153-332				
				06/17/1994	XX		9241-319				

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	%
17138	03/02/2017	12	CYCLICAL		05/01/2018	DB	100	100
950183	04/26/1995	3	ALT/RENO	13,004		JC	100	100
		9	DECK	1,600	07/12/1996		100	100

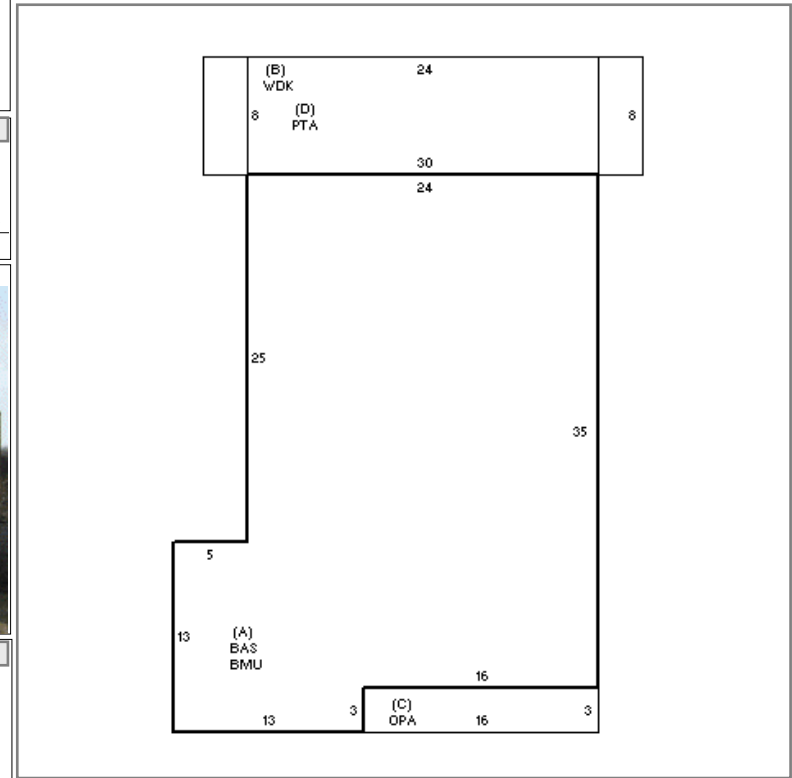
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,100	11	1.00	DCK 1.00	100	1.00					484,880

TOTAL	5,097 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E	Chapter 91 License #76-32, shared #76-32B; Expires 2033			LAND	484,900	429,100
Infl1	DOCK		LAND BUILDING	178,500	158,000			
N_Index	AVG		DETACHED	18,700	17,800			
			OTHER	0	0			
			TOTAL	682,100	604,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
FLD	V	1.30 10 0.90	22X6(2)		264	78.52	18,700



BUILDING	CD	ADJ	DESC	MEASURE	2/25/2014	TL
MODEL	1		RESIDENTIAL	LIST	2/25/2014	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	2/25/2014	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1970	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	929	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	929		34.59	32,135
\$NLA(RCN)	\$260	OVERALL	0.930	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	929	1970	188.11	174,756
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	240		24.57	5,897
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	48		77.29	3,710
				FLOOR COVER	35	W/W-VINYL	1.00	D	PTA	N	PATIO	192		13.39	2,571
				INT. FINISH	3	WOOD PANEL	0.98		BSF	N	BSMT SEMI-FIN	465		17.44	8,111
				HEATING/COOLING	5	ELECTRIC BB	0.98		F12	O	FPL 1S 2OP	1		7,987.20	7,987
				FUEL SOURCE	3	ELECTRIC	1.00		FIX	O	XTRA FIXTURES	3		2,020.20	6,061
				USE	0		1.00								

TOTAL RCN	241,226	
CONDITION ELEM CD		
EXTERIOR	A	
INTERIOR	F	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE 1993 / 29		
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD	\$178,500	