Key: 8279

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,438

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MATZ PAUL D ETUX JEANNE MATZ 89 HAWKINS ST PLAINVILLE, MA 02762	38.3-311-0	1 KING PHILLIP RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MATZ PAUL D ETUX	04/03/2007	QS	355,000	21910-117
SHAREK PAUL N		XX		02109-0131

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	%
		3	ALT/RENO		11/02/2022	SL	0	0
EXB-21-165	03/11/2021	3	ALT/RENO	7,000	11/02/2022	SL	100	100
		12	CYCLICAL		02/20/2018	DB	100	100
900353	07/11/1990	6	FENCE	4,000	01/01/1991	HS	100	100
		3	ALT/RENO				0	0

LAND

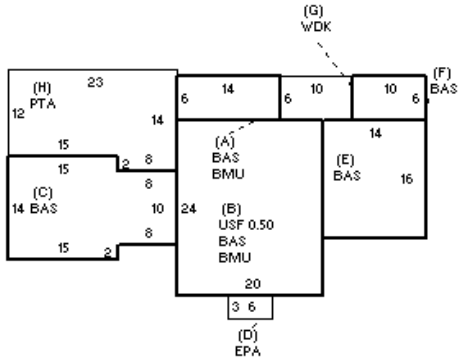
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,208	11 1.00	100 1.00	100 1.00	589,250	5.74	A 1.00	BA+ 2.50			404,490

TOTAL 5,227 SF | ZONING 1 | FRNT 0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE: Formerly 1 Tahanto Rd, Changed 11/93 - per Mike;Expired Chapter 91 License #76-12 & #76-12B Float located in Pocasset River. Paying DNR for float every year

ASSESSED	CURRENT	PREVIOUS
LAND	404,500	315,000
BUILDING	292,400	218,000
DETACHED	7,100	6,700
OTHER	0	0
TOTAL	**704,000**	**539,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
FLD	V 1.30	10 0.90	5X20		100	78.52	7,100
SHF	G 1.20	10 0.90	8X10			0.00	

PHOTO 11/02/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/2/2022	SL
LIST	11/2/2022	EST
REVIEW	11/2/2022	SL

YEAR BLT	1905	SIZE ADJ	1.015
NET AREA	1,378	DETAIL ADJ	1.000
$NLA(RCN)	$272	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	6	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	564		57.56	32,465
B	USF	L	UPPER STORY FIN	240	1905	137.59	33,023
+	BAS	L	BASE AREA	854	1905	240.05	205,002
D	EPA	N	ENCLOSED PORCH	18		193.62	3,485
+	BAS	L	BASE AREA	284	1905	240.05	68,174
G	WDK	N	WOOD DECK	60		67.11	4,027
H	PTA	N	PATIO	292		17.00	4,964
	F11	O	FPL 1S 1OP	1		10,026.30	10,026
	F21	O	FPL 2S 1OP	1		11,015.50	11,016
	FIX	O	XTRA FIXTURES	1		2,663.50	2,664

TOTAL RCN	374,845

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD	$292,400		