

Key: 8405

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.568

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MONAHAN JOSEPH F ETUX FARRAH L MONAHAN 188 BARLOWS LANDING RD POCASSET, MA 02559				39.0-14-0				188 BARLOWS LANDING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MONAHAN JOSEPH F ETUX				05/17/2012	QS	225,000	26339-346				
BURDICK CHARLOTTE N TR OF				12/17/2001	QS	245,000	14585-61				
MARTEL CYNTHIA				12/17/1999	X		12728-82				

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	%
EXB-23-217	04/13/2023	14	SOLAR	16,864			100	100
18104	02/12/2018	15	INSULATE/WEA	4,512			100	100
12426	06/26/2012	3	ALT/RENO	1,100	02/25/2014	TL	100	100
980513	08/26/1998	2	ADDITIONS	15,000	01/26/1999	JS	100	100
970111	03/19/1997	7	SIGN	850	05/06/1998	JS	100	100

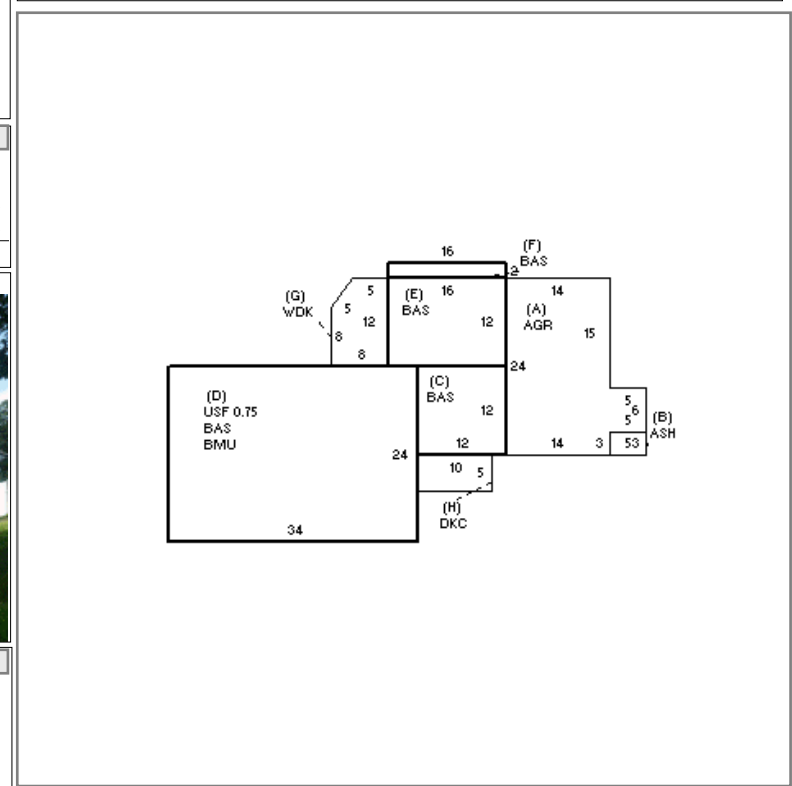
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	13,500	11	1.00	100	1.00	100	1.00	247,485	2.39	A	1.00	R06	1.05			183,560

TOTAL	13,504 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	183,600	162,500			
Infl1	AVG		BUILDING	339,300	282,400			
N_Index	AVG		DETACHED	1,900	3,000			
			OTHER	0	0			
		TOTAL		524,800	447,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 16		128	16.42	1,900

PHOTO 07/25/2023

BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	7/25/2023	SL
MODEL	1		RESIDENTIAL	LIST	7/25/2023	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	8/16/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1971	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	418,915
NET AREA	1,796	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	366		78.25	28,640	CONDITION ELEM	CD
\$NLA(RCN)	\$233	OVERALL	1.110	EXT COVER	1	WOOD SHINGLE	1.02	B	ASH	N	ATT SHED	15		27.88	418	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	960	1971	215.21	206,604	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	BMU	N	BSMT UNFINISHED	816		40.88	33,358	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.02	D	USF	L	UPPER STORY FIN	612	1971	121.90	74,604	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	224	1999	215.21	48,207	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	G	WDK	N	WOOD DECK	90		49.33	4,440	ELECT	A
				FUEL SOURCE	1	OIL	1.00	H	DKC	N	DECK-COMPOSITE	50		70.38	3,519		
				USE	0		1.00	F21	O	FPL 2S 1OP	1		9,875.80	9,876			
								FIX	O	XTRA FIXTURES	2		2,387.40	4,775			
								MST	O	MAS/METAL STACK	1		4,474.30	4,474			
																EFF.YR/AGE	2000 / 22
																COND	19 19 %
																FUNC	0
																ECON	0
																DEPR	19 % GD 81
																RCNLD	\$339,300