

Key: 8443

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.605

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
ASHBAUGH EDWARD B 743 COUNTY RD POCASSET, MA 02559				39.0-53-0				743 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ASHBAUGH EDWARD B				01/03/2007	QS	285,000	21670-178				
SOLOMON MARC N				05/08/1991	L	97,000	07523-00043				
SOLOMON MARC N &				02/13/1991	L	90,000	N/A-N/A				


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-20-506 910162	12/08/2020	3	ALT/RENO	7,500			100	100
	04/25/1991	3	ALT/RENO	1,500	02/01/1992	HS	100	100

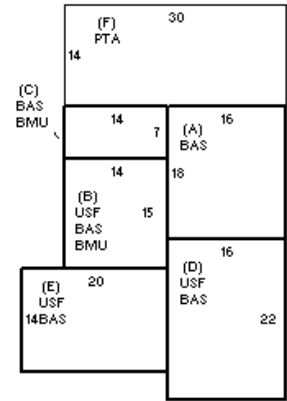
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	10,800	11	1.00	100	1.00	100	1.00	223,915	2.92	A	1.00	R03	0.95		162,040

DETACHED

TOTAL	10,803 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	162,000	143,400			
Infl1	AVG		BUILDING	247,800	219,300			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>409,800</b>	<b>362,700</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	04/23/2021
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/27/2017	DB
MODEL	1		RESIDENTIAL	LIST	3/27/2017	EST
STYLE	13	0.85	CONVERSION [100%]	REVIEW	3/27/2017	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1876	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	326,020
NET AREA	2,070	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,228	1876	171.92	211,117		
\$NLA(RCN)	\$158	OVERALL	0.910	EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	308		56.14	17,291		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	842	1876	98.45	82,896		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	F	PTA	N	PATIO	420		12.44	5,223		
				FLOOR COVER	2	SOFTWOOD	1.02		FIX	O	XTRA FIXTURES	3		1,947.70	5,843		
				INT. FINISH	2	DRYWALL	1.00		MST	O	MAS/METAL STACK	1		3,650.00	3,650		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										

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

EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$247,800	