

Key: 9248

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.463

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HOFFMEISTER BRETT D & KAREN M 331 BARLOWS LANDING RD POCASSET, MA 02559				43.2-4-0				331 BARLOWS LANDING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HOFFMEISTER BRETT D & KAR PHINNEY ELIZABETH B				06/24/2004	QS XX	355,000	18755-330 00785-0384				

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	%
12037	01/17/2012	15	INSULATE/WEA	1,800				100
09089	03/27/2009	9	DECK	11,500	04/05/2017	TL		100

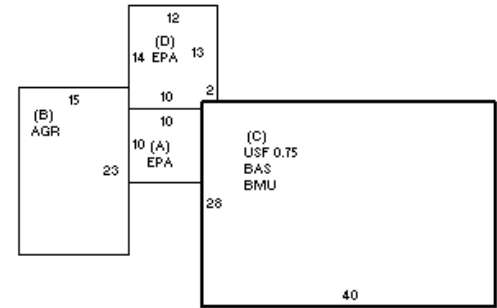
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE						
100	S	37,494	11	1.00	100	1.00	100	1.00	247,485	1.05	A	1.00	R06	1.05				223,080

TOTAL	37,505 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	223,100	197,400			
Infl1	AVG		BUILDING	341,500	302,200			
N_Index	AVG		DETACHED	1,500	1,400			
			OTHER	0	0			
			TOTAL	566,100	501,000			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	A 0.75	10 X 12		120	16.42	1,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/5/2017	TL
MODEL	1		RESIDENTIAL	LIST	4/5/2017	TL
STYLE	4	1.05	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1978	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,552		
NET AREA	1,960	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	EPA	N	ENCLOSED PORCH	266		71.82	19,103	CONDITION ELEM	CD		
\$NLA(RCN)	\$226	OVERALL	1.090	EXT COVER	1	WOOD SHINGLE	1.02	B	AGR	N	ATT GARAGE	345		76.84	26,510	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	C	BMU	N	BSMT UNFINISHED	1,120		40.14	44,962	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BAS	L	BASE AREA	1,120	1978	211.34	236,696	KITCHEN	A		
				FLOOR COVER	35	WW-VINYL	1.00	C	USF	L	UPPER STORY FIN	840	1978	118.51	99,550	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		9,697.80	9,698	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	3		2,344.57	7,034	ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	1996 / 26
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$341,500