

Key: 9655

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.885

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
TAYLOR MICHAEL B & VICKIE M TAYLOR PO BOX 1043 POCASSET, MA 02559-1043				44.0-6-0				757 COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TAYLOR MICHAEL B &					XX		03589-0220				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-20-51	04/28/2020	1	NEW CONSTRUC	325,000	10/30/2023	TL	10	18
20319	04/21/2020	3	ALT/RENO	5,000			100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	11	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	0.152	11	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		2,350

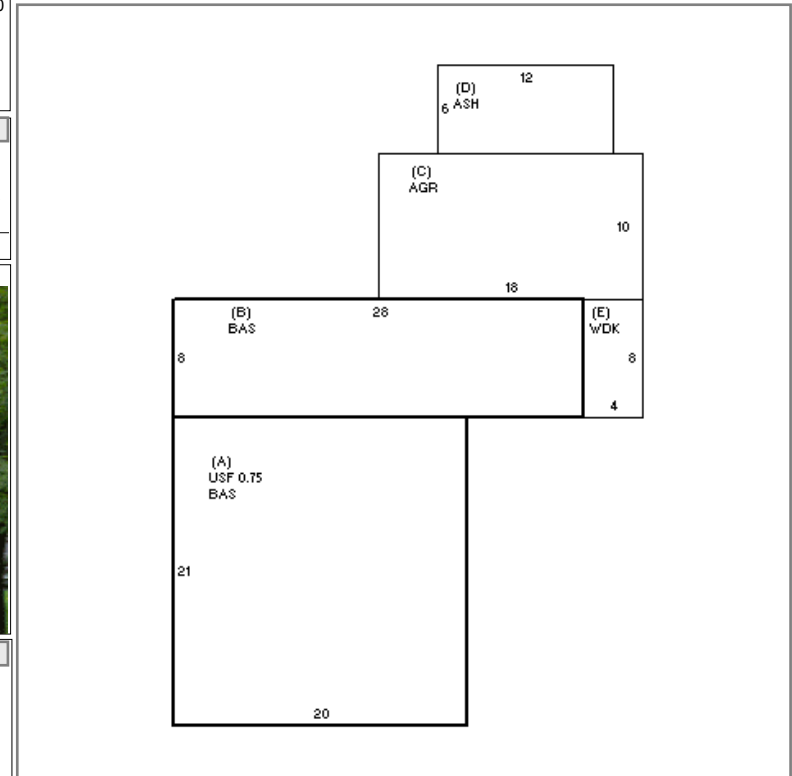
TOTAL	1.070 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	207,900	184,000			
Infl1	AVG		BUILDING	163,700	144,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	49,100	43,400			
			TOTAL	420,700	372,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/1/2021	TL
MODEL	1		RESIDENTIAL	LIST	6/1/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	6/5/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1800	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	215,441
NET AREA	959	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	644	1800	223.02	143,627		
\$NLA(RCN)	\$225	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	315	1800	118.97	37,474		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	180		92.68	16,683		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	ASH	N	ATT SHED	72		25.80	1,858		
				FLOOR COVER	2	SOFTWOOD	1.02	E	WDK	N	WOOD DECK	32		68.52	2,193		
				INT. FINISH	1	PLASTER	1.00		CPC	O	CAPE CELLAR	1		4,082.60	4,083		
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		9,524.30	9,524		
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										



CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	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	uc
ECON	0	
DEPR	24	% GD 76
RCNLD	\$163,700	

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						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)


CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1010	100	SINGLE FAMILY					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

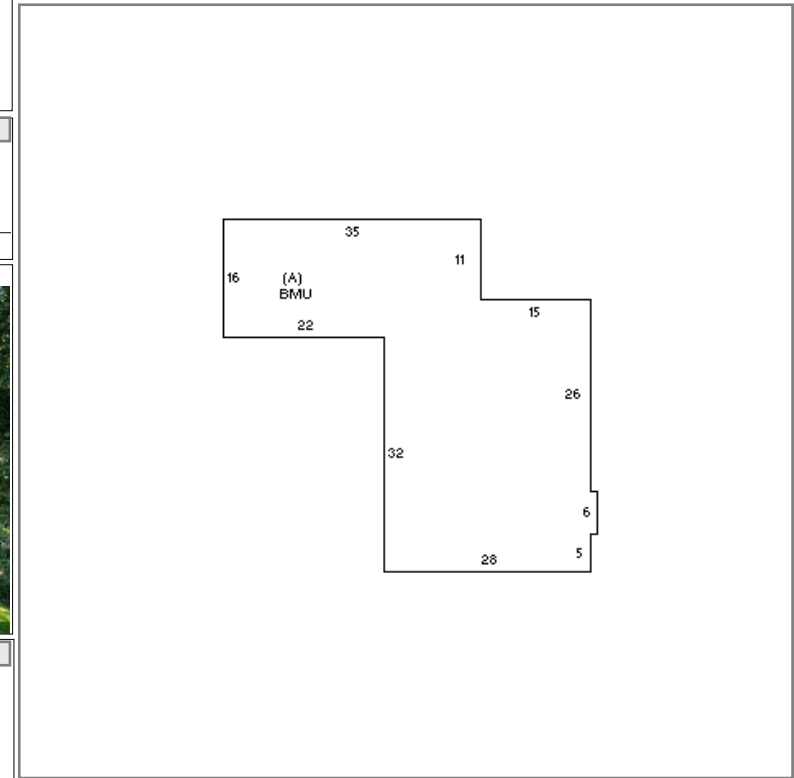
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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	49,100	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								06/27/2022
								



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BUILDING	CD	ADJ	DESC	MEASURE	6/24/2022	RP
MODEL	1		RESIDENTIAL	LIST	6/24/2022	EST
STYLE	0	1.00	[100%]	REVIEW	10/30/2023	TL
QUALITY		1.00	[100%]			
FRAME		1.00	[100%]			

YEAR BLT	0	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	49,102
NET AREA	0	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,537		31.95	49,102		
\$NLA(RCN)	\$0	OVERALL	1.000	EXT COVER	0		1.00										
CAPACITY			UNITS	ADJ	ROOF SHAPE		1.00										
STORIES	0		1.00	ROOF COVER	0		1.00										
ROOMS	0		1.00	FLOOR COVER	0		1.00										
BEDROOMS	0		1.00	INT. FINISH	0		1.00										
BATHROOMS	0		1.00	HEATING/COOLING	0		1.00										
FIXTURES	0		1.00	FUEL SOURCE	0		1.00										
GARAGE CAPACITY	0		1.00	USE	0		1.00										
% BSMT FINISH	0		1.00														
# OF HALF BATHS	0		1.00														
# OF UNITS	1		1.00														
																EFF.YR/AGE	2021 / 1
																COND	1 1 %
																FUNC	0 uc
																ECON	0
																DEPR	0 % GD 100
																RCNLD	\$49,100