

Key: 10699

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.965

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MCELROY ANGELA V TR				50.0-158-0				280 SCRAGGY NECK RD				
ANGELA V MCELROY REV TRUST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
1 BRYANT ST				MCELROY ANGELA V TR				12/15/2014	F	100	28572-44	
CAMBRIDGE, MA 02138-2005				MCELROY MICHAEL B					XX		02718-0348	

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	%
13577	09/03/2013	12	CYCLICAL		02/15/2018	DB	100	100
07751	12/12/2007	3	ALT/RENO	2,000	04/07/2008	TL	100	100
05137	02/28/2005	9	DECK	4,500	08/23/2007	DB	100	100
01452	07/30/2001	2	ADDITIONS	300,000	09/12/2002	TL	100	100

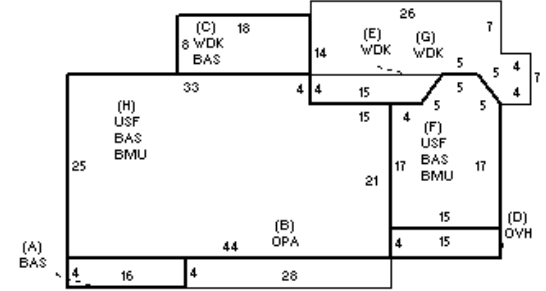
LAND

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE							
100	S	29,300	14	1.00	DCK 1.00	100	1.00	2,144,870	1.26	A	1.00	BSP 9.10							
TOTAL												29,316 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS

Nbhd	CATAUMET	NOTE Chapter 91license dock #11-16;not float Expires 2094	LAND	1,816,400	1,607,500
Inf1	DOCK		BUILDING	578,100	511,500
N_Index	AVG		DETACHED	227,300	216,500
			OTHER	0	0
TOTAL				2,621,800	2,335,500

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PPD	E	1.90	10 0.90		563	344.28	174,400
SHF	A	1.00	A 0.75 7 X 8			0.00	
FLD	E	1.90	10 0.90 16X16(2)		512	114.76	52,900



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/12/2002	TL
MODEL	1		RESIDENTIAL	LIST	9/12/2002	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	7/11/2017	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	656,896		
NET AREA	2,954	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,551	1970	225.37	349,555	CONDITION ELEM	CD		
\$NLA(RCN)	\$222	OVERALL	1.170	EXT COVER	1	WOOD SHINGLE	1.02	B	OPA	N	OPEN PORCH	112		84.29	9,441	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	D	OVH	L	OVERHANG	60	1970	222.48	13,349	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	570		26.24	14,957	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	+	BMU	N	BSMT UNFINISHED	1,343		39.25	52,708	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	+	USF	L	UPPER STORY FIN	1,343	1970	127.72	171,534	BATHS	G		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	F22	O	FPL 2S 2OP	1		11,328.00	11,328	HEAT	U			
				FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIXTURES	10		2,616.21	26,162	ELECT	A			
				USE	0		1.00	GFP	O	GAS FIREPLACE	1		7,862.40	7,862					
																	EFF.YR/AGE	2007 / 15	
																	COND	12 12 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	12 % GD 88	
																	RCNLD	\$578,100	