

Key: 11126

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.421

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BOURNE WATER DISTRICT PO BOX 1447 POCASSET, MA 02559-1447				52.0-32-0				0 ROUTE 28A			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BOURNE WATER DISTRICT					XX		00862-0054				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
9390	100	IMP.DISTRICT				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

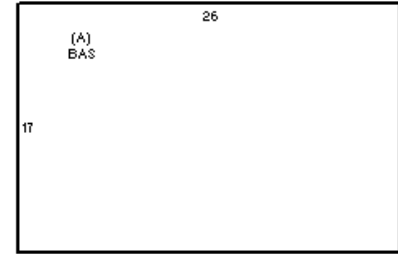
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
103	S	40,000	C-6	1.00	100	1.00	100	1.00	455,500	1.04	A	1.00	55	1.00		436,130
203	A	7,000	C-6	1.00	100	1.00	100	1.00	159,500	1.00	A	1.00	55	1.00		1,116,500
303	A	0.482	C-6	1.00	100	1.00	100	1.00	22,800	1.00	A	1.00	55	1.00		10,990

TOTAL	8.400 Acres	ZONING	1	FRNT	943	ASSESSED	CURRENT	PREVIOUS
Nbhd	POCASS/CATAUMET	NOTE				LAND	1,563,600	1,503,700
Infl1	AVG					BUILDING	29,800	29,000
N_Index	AVG					DETACHED	402,500	402,300
						OTHER	24,300	23,600
						TOTAL	2,020,200	1,958,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	30 0.70 PUMPING STAT	1993	285,000	1.00	199,500
S/V	A	1.00	30 0.70 PUMPING STAT	1993	285,000	1.00	199,500
C08	A	1.00	20 0.80	1993	372	11.70	3,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/10/2017	BC
MODEL	5		CIM-5	LIST	5/10/2017	BC
STYLE	58	1.00	UTILITY BLD [100%]	REVIEW	5/10/2017	BC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1993	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	39,723
NET AREA	442	DETAIL ADJ	0.836	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	442	1993	89.87	39,723		
\$NLA(RCN)	\$90	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98										
CAPACITY				ROOF SHAPE	1	GABLE	1.00										
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00										
% HEATED	100		1.00	FLOOR COVER	9	CONCRETE	0.95										
% AIR COND	0		1.00	INT. FINISH	6	MINIMUM	0.95										
% SPINKLERS	0		1.00	HEATING/COOL	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
				NAF	0		1.00										
CONDITION ELEM																CD	
EXTERIOR																A	
INTERIOR																A	
CDN/APP																A	
EFF.YR/AGE																1993 / 29	
COND																25 25 %	
FUNC																0	
ECON																0	
DEPR																25 % GD 75	
RCNLD																\$29,800	

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

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
9390	100	IMP.DISTRICT					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

LAND

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	24,300	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/16/2017
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/10/2017	BC
MODEL	5		CIM-5	LIST	5/10/2017	BC
STYLE	58	1.00	UTILITY BLD [100%]	REVIEW	5/10/2017	BC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			

YEAR BLT	1993	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	360	DETAIL ADJ	0.836	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	360	1993	89.87	32,353
\$NLA(RCN)	\$90	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98								
				ROOF SHAPE	1	GABLE	1.00								
				ROOF COVER	1	ASPH/CMP SHIN	1.00								
				FLOOR COVER	9	CONCRETE	0.95								
				INT. FINISH	6	MINIMUM	0.95								
				HEATING/COOL	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								
				NAF	0		1.00								

TOTAL RCN	32,353	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
CDN/APP	A	
EFF.YR/AGE	1993 / 29	
COND	25	25 %
FUNC	0	
ECON	0	
DEPR	25	% GD 75
RCNLD	\$24,300	