Key: 129

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 125

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
REGAN WILLIAM A ETUX CONSTANCE M REGAN 23 PEAKED CLIFF RD SAGAMORE BEACH, MA 02562	2.3-38-0	23 PEAKED CLIFF RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
REGAN WILLIAM A ETUX	05/23/2014	QS	458,500	28162-133
MEIKLE GREGORY B	03/28/2003	QS	469,900	16653-56
ROYAL OAKS CORPORATION	10/10/2002	B	125,000	15724-249

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

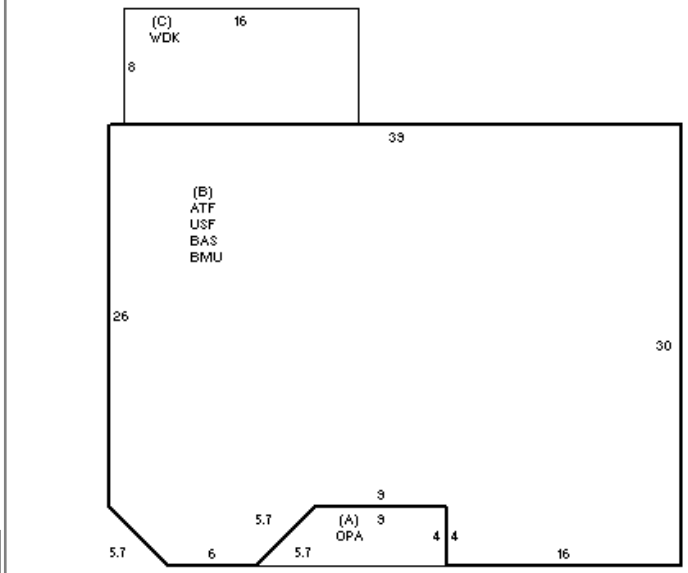
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		12	CYCLICAL		11/02/2017	BC	100	100
02607	09/09/2002	1	NEW CONSTRUC	140,000	06/24/2003	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,040	1 1.00	100 1.00	100 1.00	341,765	4.32	A 1.00	R06 1.45			238,770

TOTAL	7,057 SF	ZONING	1	FRNT	65
Nbhd	N SAG	NOTE	very limtd waterview (nominal) from attic, land lpi chgd BAV to R06		
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	238,800	211,300
BUILDING	538,300	476,400
DETACHED	0	0
OTHER	0	0
TOTAL	777,100	687,700



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/02/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	1.10	CONTEMPORARY [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/3/2022	NMP
LIST	11/2/2017	BC
REVIEW	11/2/2017	BC

YEAR BLT	2002	SIZE ADJ	1.005
NET AREA	2,236	DETAIL ADJ	1.000
$NLA(RCN)	$283	OVERALL	1.190

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	12	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	44		107.19	4,716
B	BMU	N	BSMT UNFINISHED	1,118		47.97	53,632
B	BAS	L	BASE AREA	1,118	2002	252.54	282,340
B	USF	L	UPPER STORY FIN	1,118	2002	136.77	152,914
B	ATF	N	ATTIC FINISH	1,118		77.16	86,270
C	WDK	N	WOOD DECK	128		51.98	6,654
	BMG	O	BSMT GARAGE	2		9,377.20	18,754
	FIX	O	XTRA FIXTURES	7		2,801.54	19,611
	GFP	O	GAS FIREPLACE	1		8,419.50	8,420

TOTAL RCN	633,310

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

EFF.YR/AGE	2004 / 18		
COND	15	15 %	
FUNC	0		
ECON	0		
DEPR	15	% GD	85
RCNLD	$538,300		