

Key: 1334

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.340

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
MCBRIDE DAVID A 179 WILLISTON RD SAGAMORE BEACH, MA 02562				7.1-19-0				179 WILLISTON RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MCBRIDE DAVID A				12/15/2016	QS	340,000	(211608)					
CASTANO ROBERT D &				04/14/1989	QS	161,000	(117294)					
VALIS JOSEPH A JR				05/01/1987	QS	40,000	(110662)					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,635	1	1.00	100	1.00	100	1.00			259,270	192,530

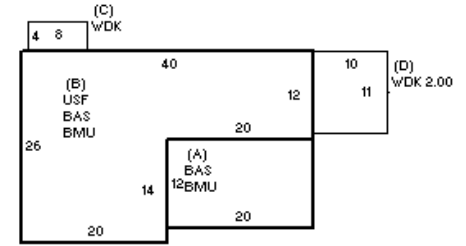
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1010	100	SINGLE FAMILY				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
18028	01/10/2018	15	INSULATE/WEA	2,099			100 100
17448	06/05/2017	9	DECK	1,000			100 100

LAND

TOTAL	13,634 SF	ZONING	1	FRNT	106	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on Plymouth Heights Rd	LAND	192,500	170,400			
Infl1	AVG		BUILDING	297,700	263,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	490,200	433,800			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	NMP
MODEL	1		RESIDENTIAL	LIST	3/22/2018	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1987	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	363,074		
NET AREA	1,760	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,000		39.04	39,039	CONDITION ELEM	CD		
\$NLA(RCN)	\$206	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	240	1987	212.30	50,953	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	760	1987	212.30	161,351	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	USF	L	UPPER STORY FIN	760	1987	116.41	88,471	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	+	WDK	N	WOOD DECK	252		27.73	6,988	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	F21	O	FPL 2S 1OP	1		9,430.90	9,431	HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	3		2,280.03	6,840	ELECT	A			
				FUEL SOURCE	1	OIL	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	2001 / 21
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$297,700