

Key: 1454

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.458

LEGALS

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION				
WHITCOMB ERIC J & MEREDITH F DANIELS 154 WILLISTON RD SAGAMORE BEACH, MA 02562				7.3-32-0				154 WILLISTON RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WHITCOMB ERIC J & TRAVIS MARK J & LAMONT JUDITH A				08/21/2013	QS	275,000	(201226)					
				05/30/2007	QS	297,000	(183205)					
				04/12/2006	N		(161662)					

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	%
EXB-20-455	11/17/2020	15	INSULATE/WEA	3,308				
		3	ALT/RENO		07/08/2020	TL	100	100
		12	CYCLICAL		07/06/2016	TL	100	100
15746	08/26/2015	14	SOLAR	30,000				
02415	06/24/2002	2	ADDITIONS	12,500	05/29/2003	TL	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,780	1	1.00	100	1.00	100	1.00	1.00	R04	1.10	203,130

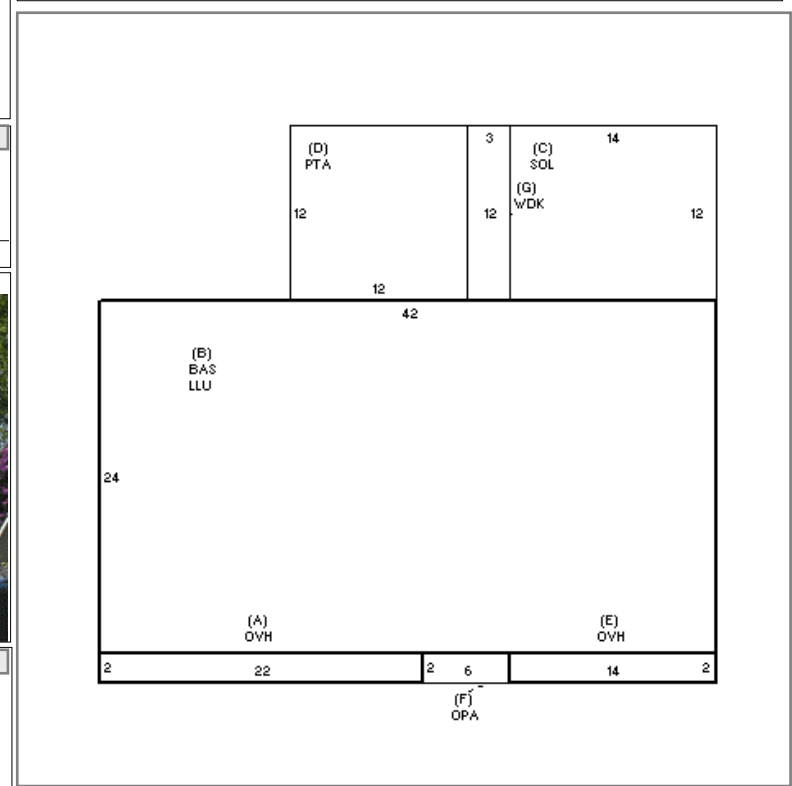
TOTAL	19,776 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	203,100	179,800			
Infl1	AVG		BUILDING	282,900	250,400			
N_Index	AVG		DETACHED	1,900	1,800			
			OTHER	0	0			
			TOTAL	487,900	432,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X16		128	16.42	1,900



BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	NMP
MODEL	1		RESIDENTIAL	LIST	7/6/2016	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	7/8/2020	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1970	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,800	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OVH	L	OVERHANG	72	1970	186.57	13,433
\$NLA(RCN)	\$187	OVERALL	1.020	EXT COVER	4	VINYL	1.00	B	LLU	N	LOWER LEVEL UNF	1,008		33.01	33,270
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	1,008	1970	197.76	199,346
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	SOL	N	SOLARIUM	168		98.74	16,588
				FLOOR COVER	1	HARDWOOD	1.02	D	PTA	N	PATIO	144		14.72	2,120
				INT. FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	12		97.96	1,176
				HEATING/COOLING	1	FORCED AIR	1.00	G	WDK	N	WOOD DECK	36		65.30	2,351
				FUEL SOURCE	2	GAS	1.00		LLF	L	LOWER LEVEL FIN	720	1970	63.57	45,769
				USE	0		1.00		BMG	O	BSMT GARAGE	1		7,343.30	7,343
									FIX	O	XTRA FIXTURES	4		2,193.80	8,775
									GFP	O	GAS FIREPLACE	1		6,593.30	6,593



CAPACITY	UNITS	ADJ	TOTAL RCN	336,764
STORIES	1	1.00	CONDITION ELEM	CD
ROOMS	5	1.00	EXTERIOR	A
BEDROOMS	3	1.00	INTERIOR	A
BATHROOMS	1	1.00	KITCHEN	G
FIXTURES	9	1.00	BATHS	G
GARAGE CAPACITY	1	1.00	HEAT	A
% BSMT FINISH	17	1.00	ELECT	U
# OF HALF BATHS	1	1.00		
# OF UNITS	1	1.00		

EFF.YR/AGE	2003 / 19	COND	16 16 %
		FUNC	0
		ECON	0
		DEPR	16 % GD 84
		RCNLD	\$282,900