

Key: 1497

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.499

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
THORNHILL LISA & MICHAEL TRS C/O BRAUNSBERGER KARIN & 75 SACHEM DR SAGAMORE BEACH, MA 02562				7.3-73-0				75 SACHEM DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BRAUNSBERGER KARIN & THORNHILL LISA & MICHAEL				08/18/2023	QS	950,000	35946-27				
				03/18/2019	F	1	31893-40				
THORNHILL MICHAEL J ETUX				06/11/2012	QS	450,000	26403-244-46				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
13166	03/19/2013	3	ALT/RENO	12,000	08/02/2013	DB	100 100
03364	06/11/2003	2	ADDITIONS	97,000	05/14/2004	TL	100 100
200691	10/27/2000	6	FENCE	4,437	08/31/2001	TL	100 100
990575	09/21/1999	4	DETACH.STRUC	94,000	02/29/2000	EB	100 100
		13	OTHER				100 100

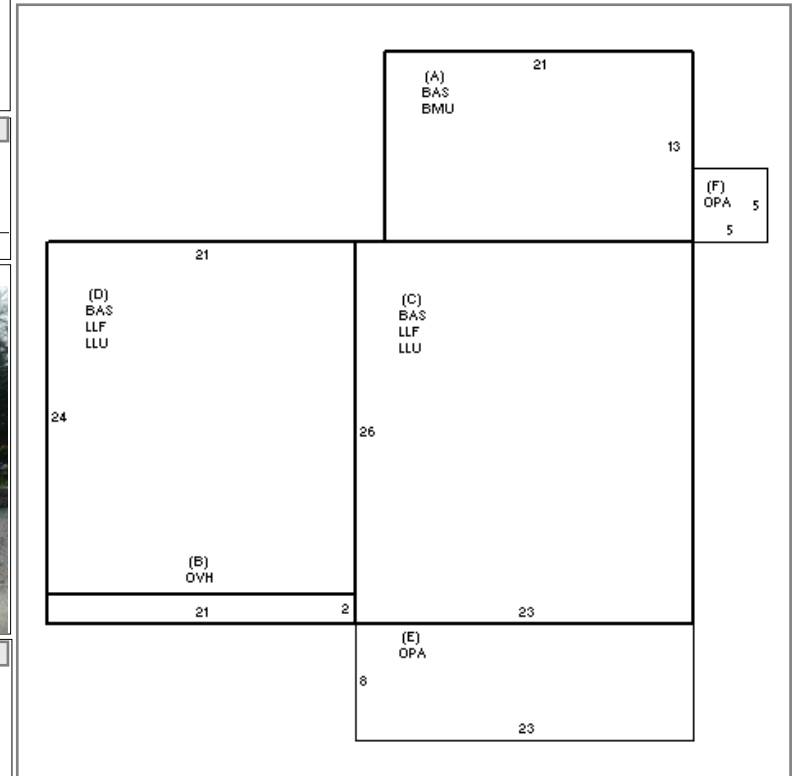
CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	30,000	1	1.00	100	1.00	100	1.00	259,270	1.24	A	1.00	R04	1.10		220,770

TOTAL	30,013 SF	ZONING	1	FRNT	398	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	220,800	195,400			
Inf1	AVG		BUILDING	475,300	420,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	126,700	149,000			
			TOTAL	822,800	764,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 6 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	5/22/2023	SL
MODEL	1		RESIDENTIAL	LIST	5/22/2023	SL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	5/22/2023	SL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1968	SIZE ADJ	1.000
NET AREA	2,519	DETAIL ADJ	1.000
\$NLA(RCN)	\$203	OVERALL	1.170

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	3	1.00
% BSMT FINISH	100	1.00
# OF HALF BATHS	0	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	1	GABLE	1.00
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	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	273		75.42	20,588
A	BAS	L	BASE AREA	273	2003	230.94	63,045
B	OVH	L	OVERHANG	42	1968	222.48	9,344
+	LLU	N	LOWER LEVEL UNF	1,102		39.36	43,375
+	LLF	L	LOWER LEVEL FIN	1,102	1968	66.99	73,818
+	BAS	L	BASE AREA	1,102	1968	230.94	254,491
+	OPA	N	OPEN PORCH	209		72.30	15,111
F12	O	FPL 1S 2OP		1		10,344.00	10,344
FIX	O	XTRA FIXTURES		5		2,616.22	13,081
GFP	O	GAS FIREPLACE		1		7,862.40	7,862

TOTAL RCN	511,060
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF.YR/AGE	2012 / 10
COND	7 7 %
FUNC	0
ECON	0
DEPR	7 % GD 93

RCNLD	\$475,300
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Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.500

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION			
THORNHILL LISA & MICHAEL TRS C/O BRAUNSBERGER KARIN & 75 SACHEM DR SAGAMORE BEACH, MA 02562						7.3-73-0			75 SACHEM DR			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

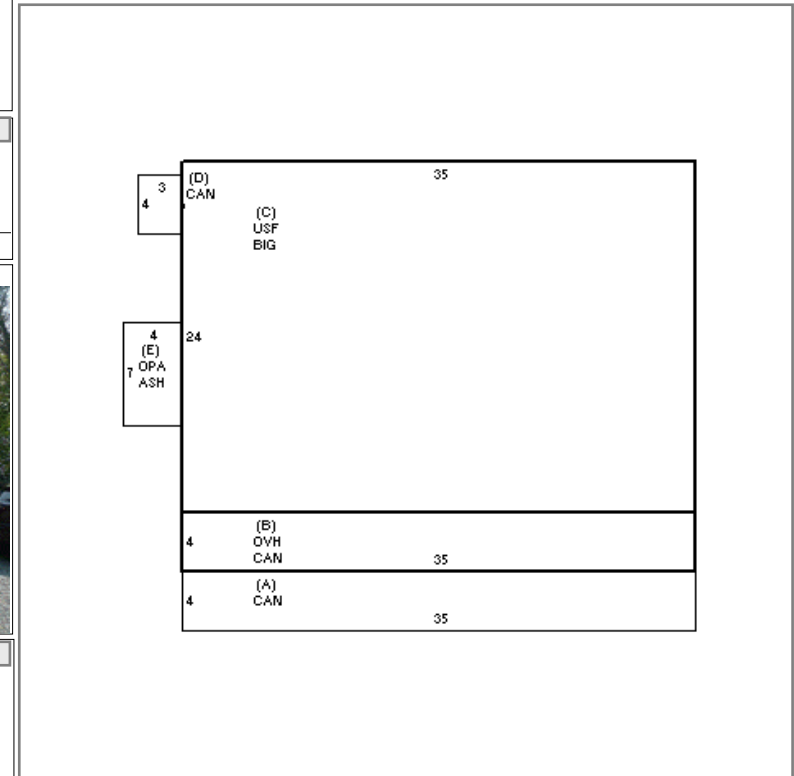
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	126,700	
Infl1					
N_Index					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								05/22/2023



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/22/2023	SL
MODEL	1		RESIDENTIAL	LIST	5/22/2023	SL
STYLE	20	0.75	GARAGE W/QTRS [100%]	REVIEW	5/22/2023	SL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1999	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	154,492		
NET AREA	980	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	CAN	N	CANOPY	140		10.47	1,466	CONDITION ELEM	CD		
\$NLA(RCN)	\$158	OVERALL	0.760	EXT COVER	1	WOOD SHINGLE	1.02	B	CAN	N	CANOPY	140		10.47	1,466	EXTERIOR	A		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	OVH	L	OVERHANG	140	1999	154.43	21,620	INTERIOR	A		
STORIES	2	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BIG	N	BUILT-IN GARAGE	840		59.68	50,135	KITCHEN	A		
ROOMS	3	1.00		FLOOR COVER	1	HARDWOOD	1.02	C	USF	L	UPPER STORY FIN	840	1999	91.80	77,108	BATHS	A		
BEDROOMS	1	1.00		INT. FINISH	2	DRYWALL	1.00	D	CAN	N	CANOPY	12		13.22	159	HEAT	A		
BATHROOMS	1	1.00		HEATING/COOLING	2	HOT WATER	1.02	E	ASH	N	ATT SHED	28		21.20	594	ELECT	A		
FIXTURES	5	1.00		FUEL SOURCE	2	GAS	1.00	E	OPA	N	OPEN PORCH	28		69.47	1,945				
GARAGE CAPACITY	3	1.00		USE	0		1.00												
% BSMT FINISH	0	1.00																	
# OF HALF BATHS	0	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	2001 / 21		
																COND	18 18 %		
																FUNC	0		
																ECON	0		
																DEPR	18	% GD	82
																RCNLD	\$126,700		