

Key: 152

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 146

LEGALS

CURRENT OWNER										PARCEL ID				LOCATION			
BRISSON SALLY ANN & GARY DAVIDSON 10 SHEPPARD RD SAGAMORE BEACH, MA 02562										2.3-65-0				10 SHEPPARD RD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
BRISSON SALLY ANN & GARFIELD SHEILA M										06/13/2012	W	143,000	26410-67				
										07/22/2003	N	105,506	17311-240				
MCSHANE CONSTRUCTION CO I										12/11/2002	F	1	16063-291				

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	%
20256	03/20/2020	14	SOLAR	17,000				
		12	CYCLICAL		11/02/2017	BC	100	100
09523	10/20/2009	9	DECK	4,000	02/20/2014		100	100
03016	01/22/2003	1	NEW CONSTRUC	46,800	03/12/2004	TL	100	100

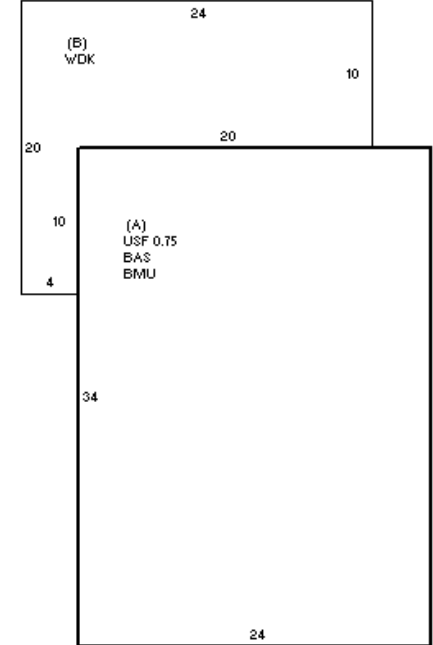
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,160	1	1.00	100	1.00	100	1.00	294,625	4.90	A	1.00	R05	1.25			204,110

DETACHED

TOTAL	6,142 SF		ZONING	1	FRNT	55	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG		NOTE	LAND	112,250	99,330			
Infl1	AVG			BUILDING	131,500	117,750			
N_Index	AVG			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	243,750	217,080			

* -- Value totals adjusted by value credit.



TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/02/2017
SHF	A	1.00	10 0.90 6 X 10			0.00			

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/11/2022	NMP
MODEL	1		RESIDENTIAL	LIST	11/2/2017	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/2/2017	BC
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	2003	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	281,350		
NET AREA	1,428	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	816		37.75	30,805	CONDITION ELEM	CD		
\$NLA(RCN)	\$197	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	A	BAS	L	BASE AREA	816	2003	205.30	167,528	EXTERIOR	A		
				ROOF SHAPE	6	SALTBOX	1.00	A	USF	L	UPPER STORY FIN	612	2003	112.57	68,894	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	WDK	N	WOOD DECK	280		26.81	7,508	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00		FIX	O	XTRA FIXTURES	3		2,204.83	6,615	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00									HEAT	A		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	2004 / 18
																		COND	15 15 %
																		FUNC	0
																		ECON	0
																		DEPR	15 % GD 85
																		RCNLD	\$239,100