

Key: 1548

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.550

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
MACLEOD SCOTT I 43 DIANDY RD SAGAMORE BEACH, MA 02562				7.3-123-0				43 DIANDY RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MACLEOD SCOTT I				10/21/2014	QS	335,000	28457-217					
MUIR ROBERT J & ET UX				06/11/2009	QS	312,000	23793-203					
UNDERWOOD DIANNE M &				08/01/2005	QS	384,000	20113-263					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,500 1	1.00	100	1.00	100	1.00	A	1.00	R04	1.10	206,090

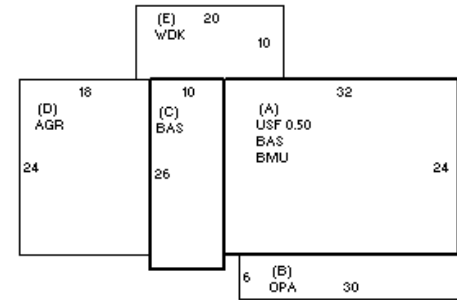
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19644	07/22/2019	8	POOL	32,000	05/10/2022	TL	100	100
06218	04/14/2006	10	WOODSTOVE	2,800	05/26/2006	TL	100	100
960124	04/17/1996	2	ADDITIONS	25,000	01/15/1998	JS	100	100

LAND

TOTAL	21,519 SF	ZONING	1	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE			LAND	206,100	182,400	
Infl1	AVG		BUILDING	399,600	353,600			
N_Index	AVG		DETACHED	17,800	16,900			
			OTHER	0	0			
					TOTAL	623,500	552,900	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	V	1.30 10 0.90	16 X 32	2021	512	38.63	17,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/13/2021	NMP
MODEL	1		RESIDENTIAL	LIST	5/13/2020	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	5/10/2022	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1983	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	487,293		
NET AREA	1,412	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	768		58.59	44,996	CONDITION ELEM	CD		
\$NLA(RCN)	\$345	OVERALL	1.140	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	384	1983	140.05	53,780	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	180		83.19	14,975	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,028	1983	244.34	251,178	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.02	D	AGR	N	ATT GARAGE	432		78.67	33,984	BATHS	G		
				INT. FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	200		44.52	8,903	HEAT	A		
				HEATING/COOLING	11	HT WATER CL AIR	1.05	BGF	N	BSMT GOOD FINIS	768		71.70	55,067	ELECT	A			
				FUEL SOURCE	1	OIL	1.00	FIX	O	XTRA FIXTURES	6		2,710.67	16,264					
				USE	0		1.00	GFP	O	GAS FIREPLACE	1		8,146.00	8,146					
																		EFF.YR/AGE	2001 / 21
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$399,600