

Key: 1617

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.616

LEGAL LAND

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |            |              | LOCATION     |  |  |  |
|---|--|--|--|------------|----|------------|--------------|--------------|--|--|--|
| CALHOUN DENISE LEE<br>51 SACHEM DR<br>SAGAMORE BEACH, MA 02562-2721 |  |  |  | 7.4-64-0   |    |            |              | 51 SACHEM DR |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |              |  |  |  |
| CALHOUN DENISE LEE  |  |  |  | 03/30/1992 | XX |            | 7942-135     |              |  |  |  |

| 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 %   |
| 16415  | 05/23/2016 | 3             | ALT/RENO  | 5,409  | 07/13/2020 | TL     | 100 100 |
| 13185  | 03/28/2013 | 2             | ADDITIONS | 6,000  | 02/13/2015 |        | 100 100 |
| 940598 | 12/16/1994 | 2             | ADDITIONS | 26,300 | 01/08/1998 | JS     | 100 100 |

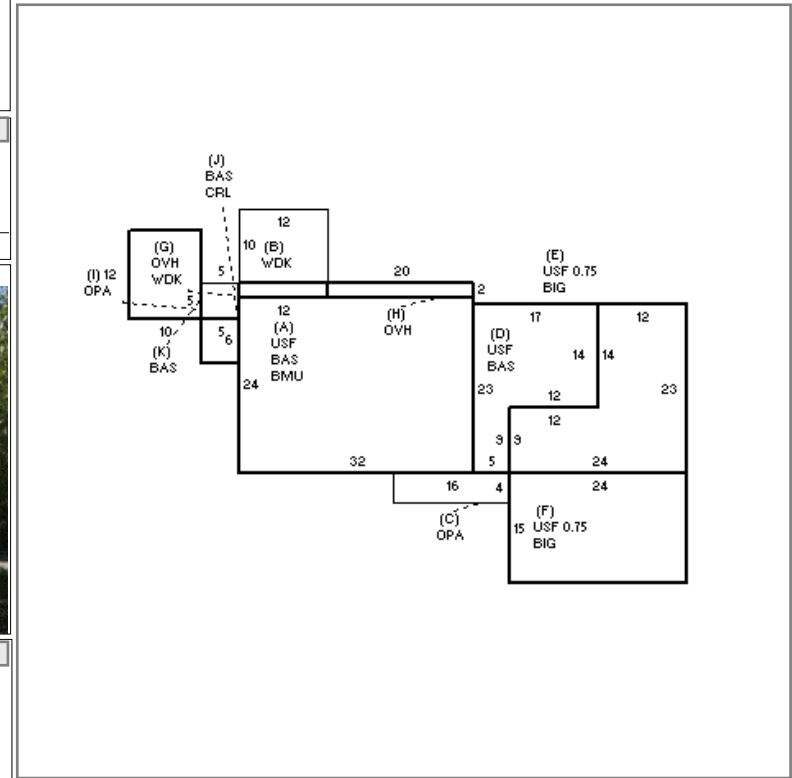
LEGAL LAND

| CD  | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF  | Topo | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 13,550 1 | 1.00 | 100   | 1.00    | 259,270  | 2.39 | A    | 1.00 | R04 | 1.10       | 192,370   |

| TOTAL   | 13,547 SF | ZONING | 1        | FRNT    | 80      | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|----------|---------|---------|----------|---------|----------|
| Nbhd    | N SAG     | NOTE   |          |         |         | LAND     | 192,400 | 170,300  |
| Infl1   | AVG       |        | BUILDING | 464,100 | 410,700 |          |         |          |
| N_Index | AVG       |        | DETACHED | 10,600  | 11,000  |          |         |          |
|         |           |        | OTHER    | 0       | 0       | TOTAL    | 667,100 | 592,000  |

DETACHED

| TY  | QUAL | COND    | DIM/NOTE | YB          | UNITS | ADJ PRICE | RCNLD |
|-----|------|---------|----------|-------------|-------|-----------|-------|
| IPG | A    | 1.00 50 | 0.50     |             | 648   | 26.10     | 8,500 |
| SHF | A    | 1.00 50 | 0.50     | EST-8 X 16  | 128   | 16.42     | 1,100 |
| SHF | A    | 1.00 50 | 0.50     | EST-10 X 12 | 120   | 16.42     | 1,000 |



BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 1/6/2022  | NMP |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 2/13/2015 | REF |
| STYLE    | 5  | 1.00 | COLONIAL [100%]   | REVIEW  | 2/13/2015 | DB  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |     |

BLDG COMMENTS

BLDG

| YEAR BLT   | 1985  | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T   | DESCRIPTION     | UNITS      | YB   | ADJ PRICE | RCN     | TOTAL RCN      | 573.003    |           |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|-----|-----------------|------------|------|-----------|---------|----------------|------------|-----------|
| NET AREA   | 2,874 | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | FLR/WALL(FULL) | 1.00 | A | BMU | N   | BSMT UNFINISHED | 768        |      | 48.79     | 37,473  | CONDITION ELEM | CD         |           |
| \$NLA(RCN) | \$199 | OVERALL    | 1.060 | EXT COVER       | 1  | WOOD SHINGLE   | 1.02 | + | USF | L   | UPPER STORY FIN | 1,321      | 1985 | 110.21    | 145,583 | EXTERIOR       | G          |           |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | + | WDK | N   | WOOD DECK       | 144        |      | 41.88     | 6,031   | INTERIOR       | A          |           |
|            |       |            |       | ROOF COVER      | 1  | ASPH/COMP SHIN | 1.00 | + | OPA | N   | OPEN PORCH      | 89         |      | 76.18     | 6,780   | KITCHEN        | A          |           |
|            |       |            |       | FLOOR COVER     | 1  | HARDWOOD       | 1.02 | + | BAS | L   | BASE AREA       | 1,051      | 1985 | 199.26    | 209,423 | BATHS          | A          |           |
|            |       |            |       | INT. FINISH     | 2  | DRYWALL        | 1.00 | E | BIG | N   | BUILT-IN GARAGE | 384        |      | 93.85     | 36,040  | HEAT           | A          |           |
|            |       |            |       | HEATING/COOLING | 2  | HOT WATER      | 1.02 | E | USF | L   | UPPER STORY FIN | 288        | 1995 | 110.21    | 31,740  | ELECT          | A          |           |
|            |       |            |       | FUEL SOURCE     | 1  | OIL            | 1.00 | F | BIG | N   | BUILT-IN GARAGE | 360        |      | 93.85     | 33,788  |                |            |           |
|            |       |            |       | USE             | 0  |                | 1.00 | + | OVH | L   | OVERHANG        | 64         | 1985 | 191.96    | 12,285  |                |            |           |
|            |       |            |       |                 |    |                |      |   | J   | CRL | N               | BSMT CRAWL | 30   |           | 36.32   | 1,090          |            |           |
|            |       |            |       |                 |    |                |      |   | +   | BAS | L               | BASE AREA  | 150  | 2013      | 199.26  | 29,889         | EFF.YR/AGE | 2000 / 22 |
|            |       |            |       |                 |    |                |      |   | F21 | O   | FPL 2S 1OP      | 1          |      | 9,337.50  | 9,338   | COND           | 19 19 %    |           |
|            |       |            |       |                 |    |                |      |   | FIX | O   | XTRA FIXTURES   | 6          |      | 2,257.45  | 13,545  | FUNC           | 0          |           |
|            |       |            |       |                 |    |                |      |   |     |     |                 |            |      |           |         | ECON           | 0          |           |
|            |       |            |       |                 |    |                |      |   |     |     |                 |            |      |           |         | DEPR           | 19 % GD 81 |           |
|            |       |            |       |                 |    |                |      |   |     |     |                 |            |      |           |         | RCNLD          | \$464,100  |           |