**Key: 16880**

# Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12,209

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| FLETCHER JOHN P TRS UPPER<br>CAPE MEDICAL CONDOMINIUM<br>C/O MERCANTILE PROP<br>PO BOX 790<br>BUZZARDS BAY, MA 02532 | 27.0-181-1 | 1 TECHNOLOGY PARK DR |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| FLETCHER JOHN P TRS UPPER | 10/06/2009 | F | 1 | 24077-328 |
| ANTHONY WILLIAM S TR UPPE | 07/29/2004 | F | | 18875-310 |
| ANTHONY WILLIAM S TR OF B | 05/10/2001 | G | 1,112,000 | 13817-63 |

| CLASS | CLASS% | DESCRIPTION | BN ID | BN | CARD |
|---|---|---|---|---|---|
| 3430 | 100 | BUS CONDOS | | 1 | 1 of 1 |

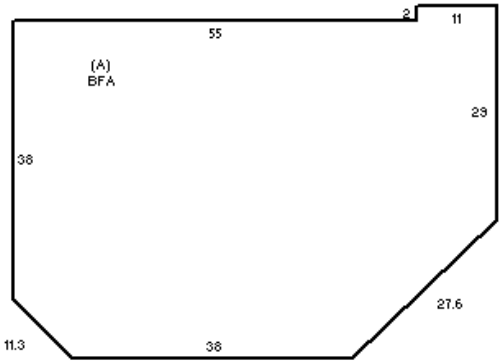
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| B-22-19 | 01/13/2022 | 3 | ALT/RENO | 3,500 | | | 0 | 0 |
| B-20-136 | 06/03/2020 | 3 | ALT/RENO | 30,000 | | | 0 | 0 |
| 5585 | 08/24/2005 | 3 | ALT/RENO | 234,000 | 01/12/2007 | MJ | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N_Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|

| TOTAL | 1.666 Acres | ZONING | | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | | NOTE | FORMERLY PART OF MAP 27 PCL 87 - Plan Pending for creation of 6 lot commercial subdivision/MASTER CARD | | |
| Infl1 | | | | | |
| N_Index | | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 0 | 0 |
| BUILDING | 752,200 | 657,700 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **752,200** | **657,700** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 03/28/2017

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 30 | | COMM CONDOS |
| STYLE | 14 | 2.20 | MEDICAL COND [100%] |
| QUALITY | + | 1.10 | AVERAGE + [100%] |
| FRAME | 3 | 1.00 | FR/VENEER [100%] |

| | | |
|---|---|---|
| MEASURE | 8/30/2023 | RP |
| LIST | 8/30/2023 | EST |
| REVIEW | 8/30/2023 | RP |

| | | | |
|---|---|---|---|
| YEAR BLT | 2003 | SIZE ADJ | 1.000 |
| NET AREA | 2,836 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $282 | OVERALL | 2.420 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| ROOMS | 8 | 1.00 |
| BEDROOMS | 0 | 1.00 |
| BATHROOMS | 0 | 1.00 |
| HALFBATHS | 2 | 1.00 |
| FIREPLACES | 0 | 1.00 |

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| COMPLEX | 61 | TECHNOLOGY PARK | 1.10 |
| OCCUPANCY | 1 | YEAR ROUND | 1.00 |
| FLOOR/LOC | 1 | FIRST FLOOR | 1.00 |
| VIEW INFL | 5 | AVERAGE | 1.00 |
| HT/CL | 9 | WARM/COOL AIR | 1.00 |
| WDK/PTA/BALC | 2 | NOT PRESENT | 1.00 |
| PARKING | 2 | OUTDOOR 2 SPACE | 1.00 |
| NET ADJ(%GOOD) | 0 | | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| A | BFA | L | BLD FLOOR AREA | 2,836 | 2003 | 282.15 | 800,181 |

| TOTAL RCN | 800,181 |
|---|---|

| CONDITION ELEM | CD |
|---|---|
| EXTERIOR | A |
| INTERIOR | A |
| CDN/APP | A |

| EFF.YR/AGE | 2003 / 19 | |
|---|---|---|
| COND | 6 | 6 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 6 | % GD 94 |
| RCNLD | | $752,200 |