

Key: 172

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 171

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BOTTLING GROUP LLC c/o GEORGE MCELROY & ASSOC INC 1412 MAIN ST STE 1500 DALLAS, TX 75202				3.0-17-0				103-105 STATE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BOTTLING GROUP LLC				04/30/1999	X		12237-336				
PEPSI-COLA METROPOLITAN					XX		02301-0111				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3160	100	OTHR STORAGE.WAREHSE			6	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
990018	01/11/1999	2	ADDITIONS	4,000	11/02/1999	EB	100	100
900621	11/19/1990	3	ALT/RENO	100,000	11/11/1991	JS	0	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	31,680	C-1	1.00	100	614,925	1.17	A	1.00	75	1.35	523,830
303	A	1,893	C-1	1.00	100	30,780	1.00	A	1.00	75	1.35	58,270

TOTAL	2.620 Acres	ZONING	FRNT	293	ASSESSED	CURRENT	PREVIOUS	
Nbhd	NO SAGAMORE	N O T E	Also has frontage on Rte 3		LAND	582,100	559,700	
Infl1	AVG		LAND	455,600	BUILDING	455,600	370,100	
N_Index	AVG		DETACHED	70,600	65,400	OTHER	0	0
					TOTAL	1,108,300	995,200	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SW1	E	1.90	10 0.90	3X6	18	34.77	600
C06	A	1.00	30 0.70		936	10.10	6,600
TN1	A	1.00	30 0.70		10,000	1.40	9,800
PM1	A	1.00	30 0.70		1	1,666.80	1,200
LH1	A	1.00	30 0.70		1	845.50	600
PAV	A	1.00	30 0.70		50,000	1.20	42,000
C08	A	1.00	30 0.70		1,200	11.70	9,800



BUILDING	CD	ADJ	DESC	MEASURE	5/6/2021	RP
MODEL	5		CIM-5	LIST	5/6/2021	EST
STYLE	56	0.81	WAREHOUSE [93%]	REVIEW	5/6/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	4	0.98	METAL [100%]			

BUILDING

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	599,416		
NET AREA	15,840	DETAIL ADJ	0.658	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	1,120	1970	36.58	40,969	CONDITION ELEM	CD		
\$NLA(RCN)	\$38	OVERALL	1.000	EXT. COVER	19	PREFAB METAL	1.00	A	MZF	N	FIN MEZ	1,120		17.85	19,992	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	14,720	1970	36.58	538,455	INTERIOR	G		
				ROOF COVER	10	METAL	1.00											CDN/APP	G
				FLOOR COVER	7	NONE	0.83											EFF.YR/AGE	1995 / 27
				INT. FINISH	5	OTHER	1.00											COND	24 24 %
				HEATING/COOL	15	SUSPENDED	0.95											FUNC	0
				FUEL SOURCE	1	OIL	1.00											ECON	0
				NAF	0		1.00											DEPR	24 % GD 76
																	RCNLD	\$455,600	

