

Key: 17748

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 12.341

LEGAL

| CURRENT OWNER | | | | | | PARCEL ID | | | LOCATION | | | | |
|--|--|--|------------|----|---------|-------------------|--|--|----------------|---|------------|--------------|--|
| 222 WEST MAIN LLC 222 WEST MAIN ST HYANNIS, MA 02601 | | | | | | 3.0-36-1 | | | 114-A STATE RD | | | | |
| | | | | | | TRANSFER HISTORY | | | DOS | T | SALE PRICE | BK-PG (Cert) | |
| | | | | | | 222 WEST MAIN LLC | | | 06/10/2016 | B | 320,465 | 29717-255 | |
| VIGEANT RICHARD C & LYNNE | | | 05/15/2002 | QS | 715,000 | 15163-324 | | | | | | | |
| SIMPSON JOAN T | | | 05/15/2002 | F | | 15163-321 | | | | | | | |

| 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-22-349 | 12/28/2022 | 3 | ALT/RENO | 19,800 | | | | 0 |
| 151183 | 12/21/2015 | 3 | ALT/RENO | 10,585 | 05/02/2018 | BC | 100 | 100 |
| 09398 | 08/25/2009 | 7 | SIGN | | 09/15/2010 | JB | 100 | 100 |
| 930473 | 09/10/1993 | 3 | ALT/RENO | 7,000 | 11/18/1993 | JS | 100 | 100 |

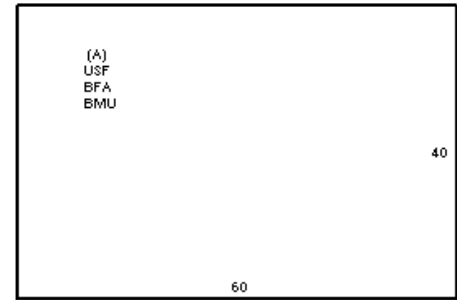
LAND

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

| TOTAL | 36,000 SF | ZONING | FRNT | 180 | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|----------|---------|--------------|----------------|----------------|
| Nbhd | | NOTE | | | LAND | 0 | 0 |
| Infl1 | | | BUILDING | 685,400 | 519,300 | | |
| N_Index | | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | | | TOTAL | 685,400 | 519,300 |

DETACHED

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



| BUILDING | CD | ADJ | DESC | MEASURE | 5/2/2018 | BC |
|----------|----|------|---------------------|---------|-----------|----|
| MODEL | 30 | | COMM CONDOS | LIST | 5/2/2018 | BC |
| STYLE | 10 | 1.80 | OFFICE CONDO [100%] | REVIEW | 7/20/2019 | DB |
| QUALITY | G | 1.15 | GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BUILDING

| YEAR BLT | 1981 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 787,823 |
|------------|-------|------------|-------|----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------------|------------|
| NET AREA | 4,800 | DETAIL ADJ | 1.000 | COMPLEX | 82 | 114 STATE ROAD | 0.85 | A | BMU | N | BSMT UNF | 2,400 | | 33.68 | 80,824 | CONDITION ELEM CD | |
| \$NLA(RCN) | \$164 | OVERALL | 1.683 | OCCUPANCY | 1 | YEAR ROUND | 1.00 | A | BFA | L | BLD FLOOR AREA | 2,400 | 1981 | 195.79 | 469,889 | EXTERIOR | A |
| | | | | FLOOR/LOC | 5 | MULTI FLOOR | 1.00 | A | USF | L | UPPER ST FINISH | 2,400 | 1981 | 96.81 | 232,353 | INTERIOR | A |
| | | | | VIEW INFL | 5 | AVERAGE | 1.00 | | BMG | O | BSMT GARAGE | 1 | | 4,757.30 | 4,757 | CDN/APP | A |
| | | | | HT/CL | 1 | FORCED AIR | 1.00 | | | | | | | | | EFF.YR/AGE 1981 / 41 | |
| | | | | WDK/PTA/BALC | 2 | NOT PRESENT | 1.00 | | | | | | | | | COND | 13 13% |
| | | | | PARKING | 12 | LARGE LOT | 1.10 | | | | | | | | | FUNC | 0 |
| | | | | NET ADJ(%GOOD) | 0 | | 1.00 | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 13 % GD 87 |
| | | | | | | | | | | | | | | | | RCNLD | \$685,400 |