**Key: 182**

# Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 181

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| MORGAN PATRICIA H TRS<br>C/O SAPIA REALTY LLC<br>PO BOX 337<br>SAGAMORE BEACH, MA 02562 | 3.0-18-10 | 180 STATE RD |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| SAPIA REALTY LLC | 04/12/2023 | G | 224,000 | 35730-24 |
| MORGAN PATRICIA H TRS | 05/05/2022 | F | 1 | 35096-203 |
| MORGAN JAMES A & | 03/16/1987 | XX | | 5615-76 |

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

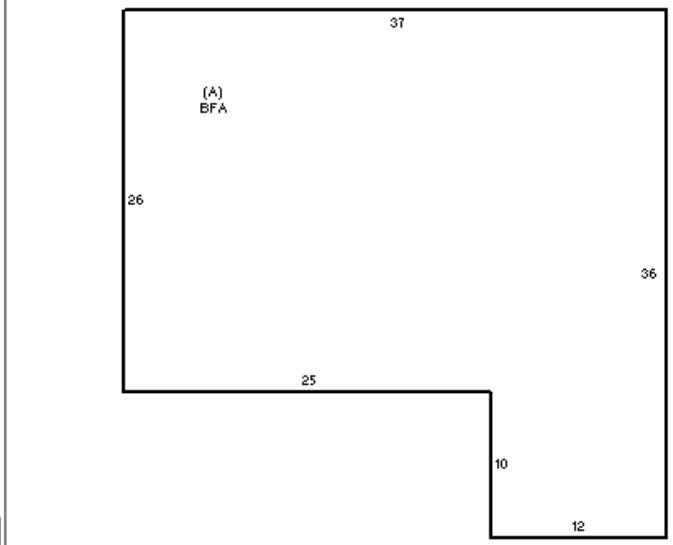
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| 11348 | 06/27/2011 | 3 | ALT/RENO | 2,000 | 07/03/2012 | JB | 0 | 100 |

## LAND

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

| TOTAL | 1,082 SF | ZONING | | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | | NOTE | | | |
| Infl1 | | | | | |
| N_Index | | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 0 | 0 |
| BUILDING | 139,300 | 134,000 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **139,300** | **134,000** |




## DETACHED

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

PHOTO 10/11/1999

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 30 | | COMM CONDOS |
| STYLE | 10 | 1.80 | OFFICE CONDO [100%] |
| QUALITY | + | 1.10 | AVERAGE + [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| MEASURE | 5/18/2020 | RP |
|---|---|---|
| LIST | 5/18/2020 | EST |
| REVIEW | | |

| YEAR BLT | 1987 | SIZE ADJ | 1.000 |
|---|---|---|---|
| NET AREA | 1,082 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $145 | OVERALL | 1.053 |

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

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| COMPLEX | 37 | KIRKWOOD CONDOS | 0.90 |
| OCCUPANCY | 1 | YEAR ROUND | 1.00 |
| FLOOR/LOC | 4 | BASEMENT | 0.65 |
| VIEW INFL | 5 | AVERAGE | 1.00 |
| HT/CL | 2 | HOT WATER | 1.00 |
| WDK/PTA/BALC | | | 1.00 |
| PARKING | 1 | OUTDOOR 1 SPACE | 1.00 |
| NET ADJ(%GOOD) | 100 | 100 %RG | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| A | BFA | L | BLD FLOOR AREA | 1,082 | 1987 | 144.62 | 156,479 |

| TOTAL RCN | 156,479 |
|---|---|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| CDN/APP | A |

| EFF.YR/AGE | 1987 / 35 | | |
|---|---|---|---|
| COND | 11 | 11 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 11 | % GD | 89 |
| RCNLD | $139,300 | | |