

Key: 1973

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.986

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TWO GEES REALTY LLC PO BOX 344 SAGAMORE, MA 02561				11.4-12-0				883 SANDWICH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TWO GEES REALTY LLC				01/17/2012	F		1	26002-282			
COLLINS CECILIA				01/17/2012	F		1	()			
GALLO ALIDE & ELEANOR				05/15/1985	F		1	()			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3500	100	POSTAL SERVICE PROP				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
06606	09/27/2006	3	ALT/RENO	14,250	01/19/2007	MJ	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
103	S	20,000	C-2	1.00	100	1.00	100	1.00	455,500	1.48	A	1.00	55	1.00	310,050
303	A	0.164	C-2	1.00	100	1.00	100	1.00	22,800	1.00	A	1.00	55	1.00	3,740

TOTAL	27,138 SF	ZONING	FRNT	40	ASSESSED	CURRENT	PREVIOUS
Nbhd	SO SAGAMORE	NOTE	LAND	313,800	301,700		
Infl1	AVG		BUILDING	137,600	127,300		
N_Index	AVG		DETACHED	6,300	5,800		
			OTHER	0	0		
			TOTAL	457,700	434,800		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	50 0.50		10,500	1.20	6,300

PHOTO 05/06/2021



BLDG COMMENTS

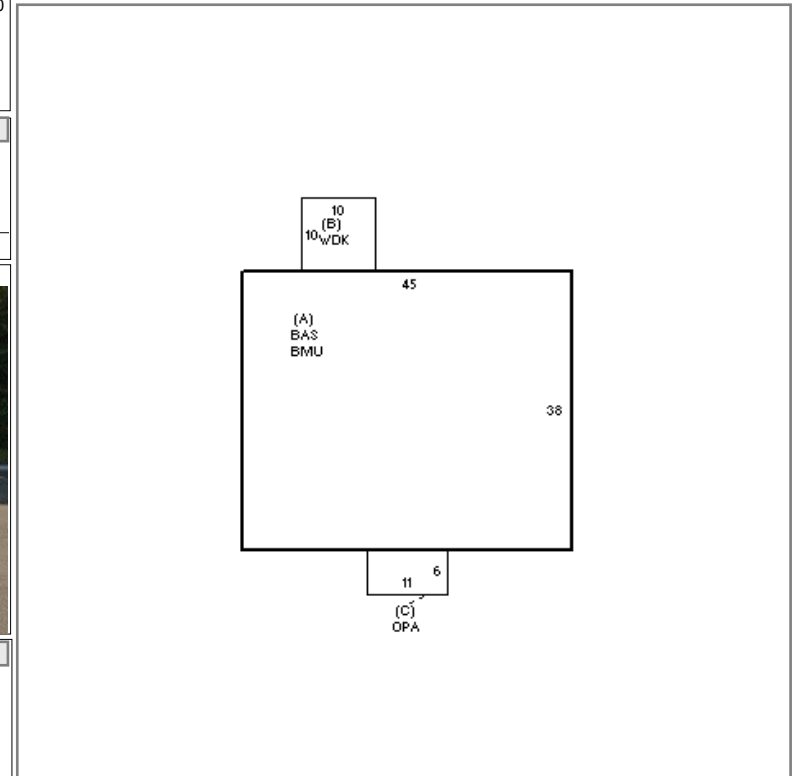
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/6/2021	RP
MODEL	5		CIM-5	LIST	5/6/2021	RP
STYLE	20	1.00	OFFICE BUILDING [100%]	REVIEW	5/6/2021	EST
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1979	SIZE ADJ	1.000
NET AREA	1,710	DETAIL ADJ	0.958
\$NLA(RCN)	\$102	OVERALL	1.000

G

CAPACITY				UNITS	ADJ	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	174,221
STORIES	1	1.00	FOUNDATION	3	FOUND. WALL	1.00	A	BMU	N	BSMT UNF	1,710			18.40		31,464			
% HEATED	100	1.00	EXT. COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,710	1979		81.22		138,893			
% AIR COND	100	1.03	ROOF SHAPE	2	HIP	1.00	B	WDK	N	WOOD DECK	100			26.95		2,695			
% SPINKLERS	0	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00	C	OPA	N	OPEN PORCH	66			17.71		1,169			
			FLOOR COVER	4	ASPH TILE	0.98													
			INT. FINISH	2	DRYWALL	1.00													
			HEATING/COOL	9	WARM/COOL AIR	1.00													
			FUEL SOURCE	1	OIL	1.00													
			NAF	0		1.00													



CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	G	
CDN/APP	G	
EFF.YR/AGE	2001 / 21	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$137,600	