Key: 206

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 204

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DUGGAN THOMAS & CHARLES COOPER C/O ML CUSTOM HOMES LLC 105 FERNDOC ROAD UNIT G HYANNIS, MA 02601	3.0-30-0	150 STATE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ML CUSTOM HOMES LLC	06/06/2023	QS	1,670,000	35825-181
DUGGAN THOMAS & CHARLES C	09/04/1984	QS	30,000	4236-143

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
4010	100	WAREHOUSE MANF PROD	6	1	1 of 1

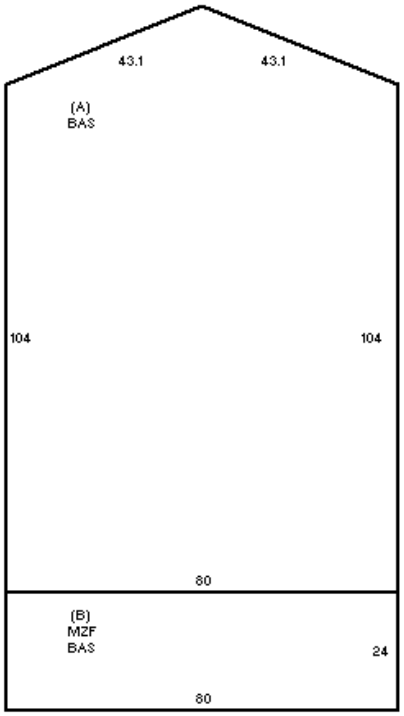
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23-276	10/24/2023	9	DECK	1,500			0	0
B-23-313	10/24/2023	4	DETACH.STRUC	18,000			0	0
B-23-193	08/10/2023	3	ALT/RENO	35,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	46,217	C-1 1.00	100 1.00	100 1.00	614,925	1.00	A 1.00	75 1.35			652,430

TOTAL	1.061 Acres	ZONING		FRNT	175
Nbhd	NO SAGAMORE	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	652,400	535,400
BUILDING	622,800	356,800
DETACHED	21,100	19,600
OTHER	0	0
TOTAL	**1,296,300**	**911,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A 1.00	10 0.90	60 X 235		14,100	1.20	15,200
SP2	A 1.00	10 0.90			60	108.70	5,900

PHOTO 07/16/2019

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM-5
STYLE	57	1.04	OFFICE WAREHOUS [82%]
QUALITY	G	1.10	GOOD [100%]
FRAME	4	0.98	METAL [100%]

MEASURE	7/16/2019	RP
LIST	7/16/2019	EST
REVIEW	10/6/2023	RP

YEAR BLT	1986	SIZE ADJ	1.000
NET AREA	10,880	DETAIL ADJ	0.987
$NLA(RCN)	$62	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
% HEATED	100	1.00
% AIR COND	30	1.01
% SPINKLERS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	1.00
EXT. COVER	19	PREFAB METAL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	10	METAL	1.00
FLOOR COVER	9	CONCRETE	0.95
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/COOL AIR	1.00
FUEL SOURCE	2	GAS	1.00
NAF	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	8,960	1986	58.92	527,883
B	BAS	L	BASE AREA	1,920	1986	58.92	113,118
B	MZF	N	FIN MEZ	1,920		18.70	35,904

TOTAL RCN	676,905

CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
CDN/APP	V

EFF.YR/AGE	2014 / 8	
COND	8 8 %	
FUNC	0	
ECON	0	
DEPR	8	% GD 92
RCNLD		$622,800