

Key: 2156

### Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.167

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
WILSON BRIAN C & NANCY E ASACK 103 CANAL ROAD SAGAMORE BEACH, MA 02562		12.1-63-0	103 CANAL ST			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
		01/14/1997	XX		10568-332	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-23-276	05/25/2023	14	SOLAR	13,123			100	100

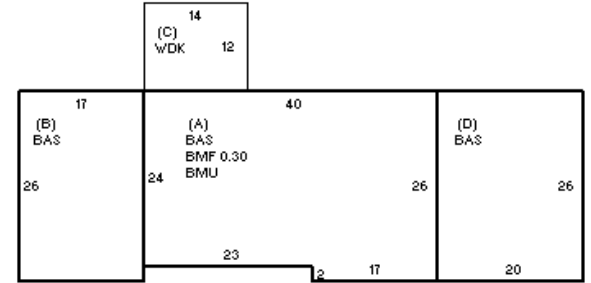
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,920	1	1.00	100	1.00	100	1.00	259,270	2.07	A	1.00	R04	1.10			196,470

TOTAL	15,899 SF	ZONING	1	FRNT	157	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	196,500	173,900			
Infl1	AVG		BUILDING	343,800	304,300			
N_Index	AVG		DETACHED	0	800			
			OTHER	0	0			
			<b>TOTAL</b>	<b>540,300</b>	<b>479,000</b>			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8X8			0.00	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	NMP
MODEL	1		RESIDENTIAL	LIST	7/14/2008	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	8/8/2008	KEO
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1969	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	452,428			
NET AREA	1,956	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	994		38.67	38,439	CONDITION ELEM	CD			
\$NLA(RCN)	\$231	OVERALL	1.000	EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	298		61.96	18,465	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,956	1969	187.83	367,399	INTERIOR	A			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	WDK	N	WOOD DECK	168		37.09	6,232	KITCHEN	A			
				FLOOR COVER	13	HARDWOOD-W/W	1.00		BMG	O	BSMT GARAGE	2		7,559.25	15,119	BATHS	A			
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	3		2,258.50	6,776	BATHS	A			
				HEATING/COOLING	9	WARM-COOL AIR	1.03									HEAT	A			
				FUEL SOURCE	1	OIL	1.00									ELECT	A			
				USE	0		1.00													
																		EFF.YR/AGE	1995 / 27	
																		COND	24	24 %
																		FUNC	0	
																		ECON	0	
																		DEPR	24	% GD 76
																		RCNLD		\$343,800