

Key: 2207

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.218

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BELANGER CATHERINE (LE) & DONNA HINDS & JOHN BELANGER PO BOX 1424 SAGAMORE BEACH, MA 02562-1424				12.1-115-0				89 WILLISTON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BELANGER CATHERINE (LE) & BELANGER CATHERINE & BELANGER JOHN AND				11/14/2008	F	1	23266-153				
				05/14/2002	F	1	15152-326				
				04/14/1998	P	60,000	11335-225				

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 %
20331	04/27/2020	4	DETACH.STRUC	1,800			100 100
990761	12/15/1999	4	DETACH.STRUC	20,000	05/09/2001	TL	100 100
980080	02/25/1998	1	NEW CONSTRUC	120,000	05/04/2000	TLY	100 100
		13	OTHER				100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	1	1.00	100	1.00	100	1.00	259,270	1.00	A	1.00	R04	1.10		238,030
300	A	0.007	1	1.00	100	1.00	100	1.00	17,930	1.00	A	1.00	R04	1.10		130

TOTAL	40,293 SF	ZONING	1	FRNT	148	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	271.96' frontage on Beach Rd			LAND	238,200	210,800
Infl1	AVG		BUILDING	416,900	368,900			
N_Index	AVG		DETACHED	23,700	22,600			
			OTHER	0	0			
						TOTAL	678,800	602,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
GUL	A	1.00	10 0.90	26 X 30	2000	780	33.80	23,700
SHF	A	1.00	50 0.50	8 X 10	2020		0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	NMP
MODEL	1		RESIDENTIAL	LIST	3/30/2017	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	3/30/2017	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	508,411		
NET AREA	2,231	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OPA	N	OPEN PORCH	249		58.55	14,580	CONDITION ELEM	CD		
\$NLA(RCN)	\$228	OVERALL	0.990	EXT COVER	1	WOOD SHINGLE	1.02	B	BMU	N	BSMT UNFINISHED	1,967		29.50	58,031	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	1,967	1998	176.22	346,628	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	BIG	N	BUILT-IN GARAGE	528		78.01	41,189	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	C	USF	L	UPPER STORY FIN	264	1998	109.48	28,902	BATHS	A		
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	6		2,118.92	12,714	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02		GFP	O	GAS FIREPLACE	1		6,367.70	6,368	ELECT	A		
				FUEL SOURCE	1	OIL	1.00												
				USE	0		1.00												
																		EFF.YR/AGE	2001 / 21
																		COND	18 18 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$416,900

