

Key: 3161

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.201

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|--------------|--|--|--|
| GRASSIE ERYK R PO BOX 311 SAGAMORE, MA 02561 | | | | 17.0-10-0 | | | | 8 HOBBLER RD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| GRASSIE ERYK R | | | | 06/21/2021 | N | 505,000 | 34226-261 | | | | |
| POTTS THOMAS J | | | | 03/10/2005 | QS | 430,000 | 19604-204 | | | | |
| HARGRAVES JOHN M & | | | | 06/17/1994 | QS | 160,000 | 10007-263 | | | | |

| CLASS | CLASS% | DESCRIPTION | | BN ID | BN | CARD | |
|------------|------------|-------------|--------------|--------|------------|--------|---------|
| 1040 | 100 | TWO-FAMILY | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st % |
| EXB-22-428 | 07/13/2022 | 3 | ALT/RENO | 4,733 | 05/09/2023 | TL | 100 100 |
| 16474 | 06/09/2016 | 13 | INSULATE/WEA | 40,000 | 08/22/2016 | | 100 100 |
| 05497 | 07/26/2005 | 6 | FENCE | 1,800 | 05/28/2007 | SM | 100 100 |
| | 06/20/2005 | 4 | DETACH.STRUC | | 05/28/2007 | SM | 100 100 |

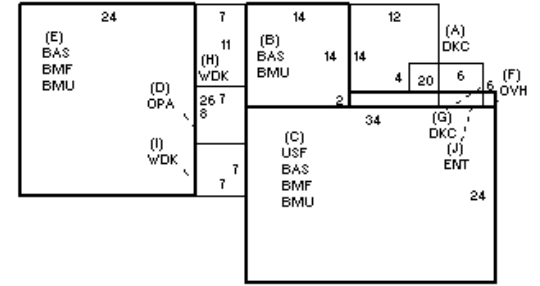
| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 31,818 | 2 | 1.00 | 100 | 212,130 | 1.18 | A | 1.00 | R04 | 0.90 | 183,200 |
| 300 | A | 0.385 | 2 | 1.00 | 100 | 14,670 | 1.00 | OS | 1.00 | R04 | 0.90 | 5,650 |

| TOTAL | 31,799 SF | ZONING | 1 | FRNT | 74 | ASSESSED | CURRENT | PREVIOUS |
|--------------|-----------|------------------------------|----------|----------------|----------------|----------|---------|----------|
| Nbhd | S SAG | NOTE .385 AC = OPEN SPACE | LAND | 188,900 | 167,100 | | | |
| Infl1 | AVG | | BUILDING | 480,800 | 397,100 | | | |
| N_Index | AVG | | DETACHED | 800 | 5,900 | | | |
| | | | OTHER | 0 | 0 | | | |
| TOTAL | | | | 670,500 | 570,100 | | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|---------|-------|-----------|-------|
| SHF | A | 1.00 | 50 0.50 | 10 X 10 | 100 | 16.90 | 800 |



BLDG COMMENTS



| BUILDING | CD | ADJ | DESC | MEASURE | 12/8/2022 | TL |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 12/8/2022 | EST |
| STYLE | 5 | 1.00 | COLONIAL [100%] | REVIEW | 5/9/2023 | TL |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| YEAR BLT | 1985 | SIZE ADJ | 1.005 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 616,364 |
|------------|-------|------------|-------|-----------------|----|-----------------|------|-----|-----|---------------|-----------------|-------|----------|-----------|---------|----------------|------------|
| NET AREA | 2,492 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | + | DKC | N | DECK-COMPOSITE | 208 | | 68.78 | 14,307 | CONDITION ELEM | CD |
| \$NLA(RCN) | \$247 | OVERALL | 1.090 | EXT COVER | 1 | WOOD SHINGLE | 1.02 | + | BMU | N | BSMT UNFINISHED | 1,636 | | 32.48 | 53,141 | EXTERIOR | A |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | BAS | L | BASE AREA | 1,636 | 1985 | 197.79 | 323,586 | INTERIOR | A |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | C | BMF | N | BSMT FINISH | 816 | | 38.02 | 31,025 | KITCHEN | A |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.02 | C | USF | L | UPPER STORY FIN | 816 | 1985 | 117.93 | 96,228 | BATHS | A |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | D | OPA | N | OPEN PORCH | 56 | | 83.96 | 4,702 | HEAT | A |
| | | | | HEATING/COOLING | 11 | HT WATER CL AIR | 1.05 | E | BMF | N | BSMT FINISH | 624 | | 48.00 | 29,950 | ELECT | A |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | F | OVH | L | OVERHANG | 40 | 1985 | 198.39 | 7,935 | | |
| | | | | USE | 0 | | 1.00 | + | WDK | N | WOOD DECK | 126 | | 43.29 | 5,454 | | |
| | | | | | | | | J | ENT | N | ENCLOSED ENTRY | 36 | | 92.60 | 3,334 | | |
| | | | | | | | | F21 | O | FPL 2S 1OP | 1 | | 9,649.80 | 9,650 | | | |
| | | | | | | | | FIX | O | XTRA FIXTURES | 13 | | 2,332.88 | 30,328 | | | |
| | | | | | | | | WPL | O | WHIRLPOOL | 1 | | 6,725.00 | 6,725 | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1997 / 25 |
| | | | | | | | | | | | | | | | | COND | 22 22 % |
| | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 22 % GD 78 |
| | | | | | | | | | | | | | | | | RCNLD | \$480,800 |