

Key: 3166

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.206

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ALDEN PETER H 5 HOBBLER RD BOURNE, MA 02532				17.0-15-0				5 HOBBLER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ALDEN PETER H FLANAGAN FRANCIS L III &				06/17/2004	QS	420,000	18726-90				
				08/30/1996	QS	185,000	10370-163				

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	%
B-21-183	05/12/2021	3	ALT/RENO 13 OTHER	33,000			100	100
							100	100

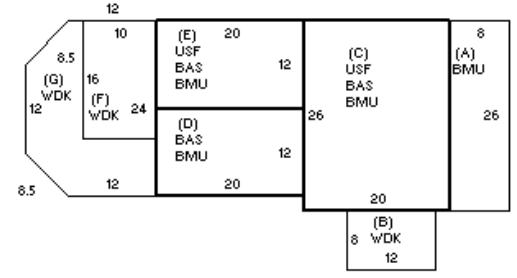
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	37,899	2	1.00	100	1.00	100	1.00	212,130	1.04	A	1.00	R04	0.90		191,780
300	A	0.385	2	1.00	100	1.00	100	1.00	14,670	1.00	OS	1.00	R04	0.90		5,650

TOTAL	37,897 SF	ZONING	1	FRNT	150	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	N O T E .385 AC = OPEN SPACE CANAL VIEW	LAND	197,400	174,700			
Infl1	AVG		BUILDING	354,400	313,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		551,800	488,300			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/28/2021	RP
MODEL	1		RESIDENTIAL	LIST	6/28/2021	EST
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	6/28/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

INDING

YEAR BLT	1984	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	442,944	
NET AREA	1,760	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,208		38.62	46,655	CONDITION ELEM	CD	
\$NLA(RCN)	\$252	OVERALL	1.140	EXT COVER	2	CLAPBOARD	1.00	+	WDK	N	WOOD DECK	652		25.82	16,837	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	760	1984	239.74	182,205	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	USF	L	UPPER STORY FIN	760	1984	131.45	99,906	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	D	BAS	L	BASE AREA	240	1984	239.74	57,539	BATHS	A	
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	2		8,617.55	17,235	HEAT	A	
				HEATING/COOLING	2	HOT WATER	1.02		F11	O	FPL 1S 1OP	1		9,693.50	9,694	ELECT	A	
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	5		2,574.62	12,873			
				USE	0		1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		7	1.00															
BEDROOMS		4	1.00															
BATHROOMS		2	1.00															
FIXTURES		10	1.00															
GARAGE CAPACITY		2	1.00															
% BSMT FINISH		0	1.00															
# OF HALF BATHS		1	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE		1999 / 23																
COND		20	20 %															
FUNC		0																
ECON		0																
DEPR		20	% GD	80														
RCNLD				\$354,400														