

Key: 3287

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.327

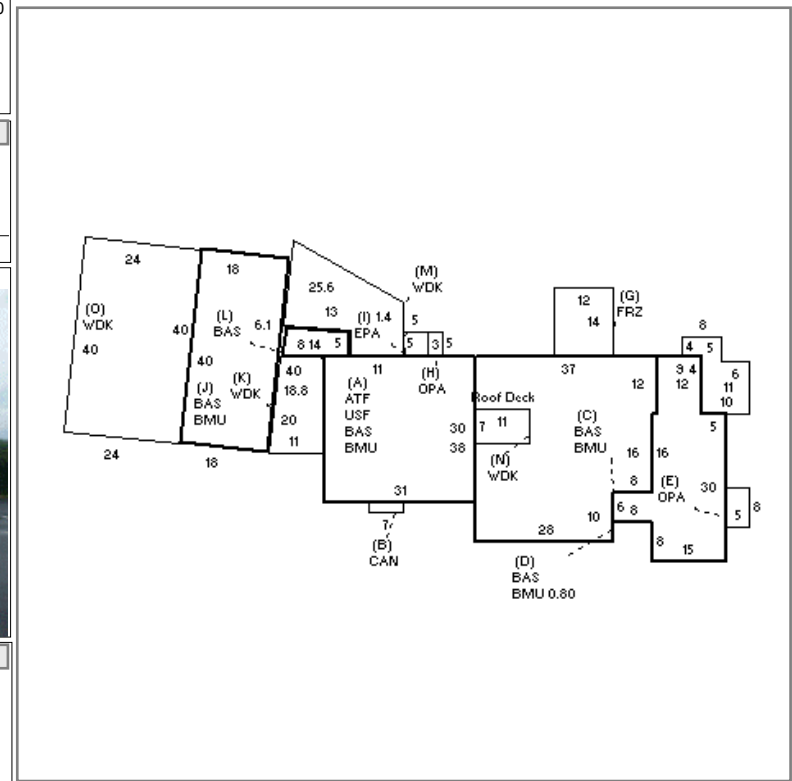
LEG
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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
BILODEAU SUZANNE L & MICHAEL K BILODEAU TR SAGAMORE INN RLTY PO BOX 166 SAGAMORE, MA 02561				18.2-9-0				1131 SANDWICH RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BILODEAU SUZANNE L & MICH				12/22/2011	F		25948-101+2					
BILODEAU SUZANNE L & BEVE				01/23/2009	QS	650,000	23391-141					
PAGLIARANI JOSEPH A				02/03/1998	F		11204-278					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	20,000	C-2	1.00	100	1.00	100	1.00	55	1.00		310,050
303	A	1,541	C-2	1.00	100	1.00	100	1.00	55	1.00		35,130

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	90	COMMERCIAL-RESID				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23-218	08/24/2023	2	ADDITIONS	50,000				0
B-21-275	12/10/2021	4	DETACH.STRUC	115,000	06/27/2023	TL	100	100
PL-21-178	06/04/2021	3	ALT/RENO	15,000	03/28/2022	TL	100	100
B-20-392	12/21/2020	2	ADDITIONS	35,000	03/28/2022	TL	100	100
19331	04/25/2019	9	DECK	9,000	03/28/2022	TL	100	100

TOTAL	2.000 Acres	ZONING	FRNT	145	ASSESSED	CURRENT	PREVIOUS
Nbhd	SO SAGAMORE	N Restored Antique, no longer an Inn (7 bdrms, kitchen & 1.5 baths 2nd flr); 6/23 PTD = stamped concrete patio w/tent over it	LAND		345,200	331,900	
Infl1	AVG		BUILDING		344,900	314,600	
N_Index	AVG		DETACHED		65,100	47,500	
			OTHER		100,600	39,700	
TOTAL					855,800	733,700	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SW2	A	1.00	50 0.50 6 X 9		54	21.80	600
PAV	A	1.00	50 0.50		16,000	1.20	9,600
GZB	E	1.90	10 0.90 23X27+13X13+	2021	855	50.35	38,700
PTD	E	1.90	10 0.90 32 X 84	2024	2,688	6.70	16,200



BUILDING	CD	ADJ	DESC	MEASURE	6/27/2023	TL
MODEL	5		CIM-5	LIST	10/24/2019	EST
STYLE	39	1.17	RESTAURANT [66%]	REVIEW	7/13/2023	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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NG

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	472,529
NET AREA	5,491	DETAIL ADJ	1.182	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	930		18.40	17,112	CONDITION ELEM	CD
\$NLA(RCN)	\$86	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	A	USF	L	UP-STRY FIN	930	1900	61.50	57,193	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC	930	1900	34.81	32,373	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SHIN	1.00	B	CAN	N	CANOPY	14		13.64	191	CDN/APP	G
				FLOOR COVER	1	HARDWOOD	1.00	C	BMU	N	BSMT UNF	606		18.40	11,150		
				INT. FINISH	3	WOOD PANEL	1.05	C	BAS	L	BASE AREA	606	2016	72.52	43,948		
				HEATING/COOL	9	WARM/COOL AIR	1.00	D	BMU	N	BSMT UNF	1,040		18.40	19,136		
				FUEL SOURCE	2	GAS	1.00	+	OPA	N	OPEN PORCH	55		16.91	930		
				NAF	0		1.00	+	WDK	N	WOOD DECK	1,722		25.72	44,298		
								G	FRZ	N	FREEZER	168		39.60	6,653		
								I	EPA	N	ENCL PORCH	25		32.36	809		
								J	BMU	N	BSMT UNF	720		18.40	13,248		
								+	BAS	L	BASE AREA	3,025	1900	72.52	219,376		
								CLR	N	COOLER	108		28.30	3,056			
								CLR	N	COOLER	108		28.30	3,056			
																EFF.YR/AGE	1989 / 33
																COND	27 27 %
																FUNC	0 uc
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$344,900

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LEGALS

CURRENT OWNER						PARCEL ID				LOCATION			
BILODEAU SUZANNE L & MICHAEL K						18.2-9-0				1131 SANDWICH RD			
BILODEAU TR SAGAMORE INN RLTY						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
PO BOX 166													
SAGAMORE, MA 02561													

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	90	COMMERCIAL-RESID				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

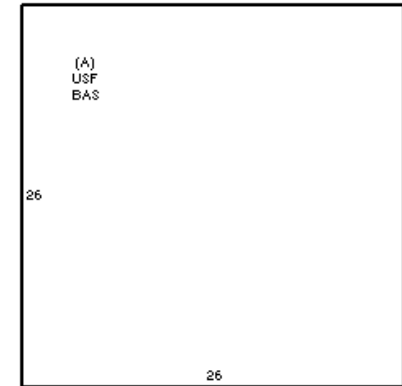
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	100,600	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/25/2022	RP
MODEL	5		CIM-5	LIST	5/25/2022	RP
STYLE	53	0.98	STORAGE GARAGE [50%]	REVIEW	6/27/2023	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	2022	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	100,649										
NET AREA	1,352	DETAIL ADJ	0.870	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	676	2022	80.57	54,464												
\$NLA(RCN)	\$74	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	A	USF	L	UP-STRY FIN	676	2022	68.32	46,185												
CAPACITY																											
STORIES		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00																				
% HEATED	0		1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00																				
% AIR COND	0		.95	FLOOR COVER	6	OTHER	1.00																				
% SPINKLERS	0		1.00	INT. FINISH	1	PLASTER	1.04																				
				HEATING/COOL	13	NONE	0.95																				
				FUEL SOURCE	8	NONE	1.00																				
				NAF	0		1.00																				
<table border="1" style="width: 100%;"> <tr> <td>EFF.YR/AGE</td> <td>2022 / 0</td> </tr> <tr> <td>COND</td> <td>0 0 %</td> </tr> <tr> <td>FUNC</td> <td>0 uc</td> </tr> <tr> <td>ECON</td> <td>0</td> </tr> <tr> <td>DEPR</td> <td>0 % GD 100</td> </tr> <tr> <td>RCNLD</td> <td>\$100,600</td> </tr> </table>																EFF.YR/AGE	2022 / 0	COND	0 0 %	FUNC	0 uc	ECON	0	DEPR	0 % GD 100	RCNLD	\$100,600
EFF.YR/AGE	2022 / 0																										
COND	0 0 %																										
FUNC	0 uc																										
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DEPR	0 % GD 100																										
RCNLD	\$100,600																										