

Key: 3577

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.628

LEGAL

LAND

DETACHED

BUILDING

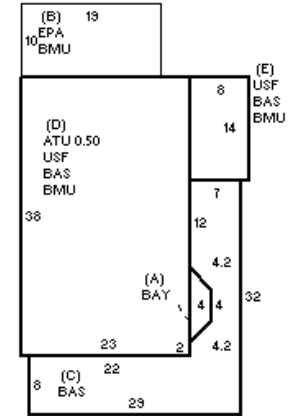
| CURRENT OWNER   |  | PARCEL ID  | LOCATION          |            |              |
|---|--|------------|-------------------|------------|--------------|
| BARLOW GALON L III<br>38 WASHINGTON AVE<br>BUZZARDS BAY, MA 02532 |  | 19.3-143-0 | 38 WASHINGTON AVE |            |              |
| TRANSFER HISTORY  |  | DOS        | T                 | SALE PRICE | BK-PG (Cert) |
| BARLOW GALON L III  |  | 06/26/2013 | QS                | 250,000    | 27717-267    |
| BILLARD MARIE C   |  | 10/19/1994 | F                 | 1 9411-302 |              |

| 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 %   |
|        |        | 3             | ALT/RENO |        | 07/19/2020 | TL     | 100 100 |
|        |        | 3             | ALT/RENO |        | 04/23/2018 | BC     | 100 100 |

| CD  | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF  | Topo | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 14,700 4 | 1.00 | 100   | 1.00    | 100      | 1.00 |      |      |     |            |           |
|     |   |          |      |       |         | 235,700  | 2.22 | A    | 1.00 | R03 | 1.00       | 176,690   |

|         |           |                             |          |         |         |          |         |          |
|---------|-----------|-----------------------------|----------|---------|---------|----------|---------|----------|
| TOTAL   | 14,723 SF | ZONING                      | 1        | FRNT    | 70      | ASSESSED | CURRENT | PREVIOUS |
| Nbhd    | BBAY      | NOTE<br>parcel 148 combined | LAND     | 176,700 | 156,400 |          |         |          |
| Infl1   | AVG       |                             | BUILDING | 375,000 | 331,800 |          |         |          |
| N_Index | AVG       |                             | DETACHED | 6,800   | 6,400   |          |         |          |
|         |           |                             | OTHER    | 0       | 0       |          |         |          |
|         |           |                             | TOTAL    | 558,500 | 494,600 |          |         |          |

| TY  | QUAL | COND         | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|-------|
| DGF | A    | 1.00 50 0.50 | 16 X 18  |    | 288   | 46.93     | 6,800 |



| BUILDING | CD | ADJ  | DESC                | MEASURE | 4/23/2018 | BC  |
|----------|----|------|---------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL         | LIST    | 4/23/2018 | EST |
| STYLE    | 7  | 1.00 | CONVENTIONAL [100%] | REVIEW  | 7/19/2020 | TL  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]      |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%]   |         |           |     |

BLDG COMMENTS

| YEAR BLT   | 1900  | SIZE ADJ   | 1.005 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S   | BAT | T             | DESCRIPTION     | UNITS | YB       | ADJ PRICE | RCN     | TOTAL RCN      | 468,772 |            |            |
|------------|-------|------------|-------|-----------------|----|----------------|------|-----|-----|---------------|-----------------|-------|----------|-----------|---------|----------------|---------|------------|------------|
| NET AREA   | 2,372 | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | FLR/WALL(FULL) | 1.00 | A   | BAY | L             | BAYWINDOW       | 21    | 1900     | 187.46    | 3,937   | CONDITION ELEM | CD      |            |            |
| \$NLA(RCN) | \$198 | OVERALL    | 1.030 | EXT COVER       | 1  | WOOD SHINGLE   | 1.02 | +   | BMU | N             | BSMT UNFINISHED | 1,176 |          | 37.75     | 44,390  | EXTERIOR       | A       |            |            |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | B   | EPA | N             | ENCLOSED PORCH  | 190   |          | 76.39     | 14,514  | INTERIOR       | A       |            |            |
|            |       |            |       | ROOF COVER      | 1  | ASPH/COMP SHIN | 1.00 | C   | BAS | L             | BASE AREA       | 379   | 2018     | 194.59    | 73,749  | KITCHEN        | A       |            |            |
|            |       |            |       | FLOOR COVER     | 1  | HARDWOOD       | 1.02 | +   | BAS | L             | BASE AREA       | 986   | 1900     | 194.59    | 191,865 | BATHS          | A       |            |            |
|            |       |            |       | INT. FINISH     | 1  | PLASTER        | 1.00 | +   | USF | L             | UPPER STORY FIN | 986   | 1900     | 111.43    | 109,874 | HEAT           | A       |            |            |
|            |       |            |       | HEATING/COOLING | 4  | STEAM          | 0.99 | D   | ATU | N             | ATTIC UNF       | 437   |          | 43.75     | 19,119  | ELECT          | A       |            |            |
|            |       |            |       | FUEL SOURCE     | 1  | OIL            | 1.00 | F21 | O   | FPL 2S 1OP    | 1               |       | 9,118.60 | 9,119     |         |                |         |            |            |
|            |       |            |       | USE             | 0  |                | 1.00 | FIX | O   | XTRA FIXTURES | 1               |       | 2,204.90 | 2,205     |         |                |         |            |            |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | EFF.YR/AGE | 1999 / 23  |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | COND       | 20 20 %    |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | FUNC       | 0          |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | ECON       | 0          |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | DEPR       | 20 % GD 80 |
|            |       |            |       |                 |    |                |      |     |     |               |                 |       |          |           |         |                |         | RCNLD      | \$375,000  |