

Key: 3865

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.915

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LAND

CURRENT OWNER				PARCEL ID				LOCATION			
TOWN OF BOURNE 24 PERRY AVENUE BUZZARDS BAY, MA 02532				19.4-248-0				35 ARMORY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TOWN OF BOURNE					XX		665-139				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
9350	100	IMP.MUN PUBLIC SAFE				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
H572	06/17/2020	1	NEW CONSTRUC				100	100
20185-B	03/19/2020	1	NEW CONSTRUC	6,200,000			100	100
20185-A	02/25/2020	1	NEW CONSTRUC				100	100
18767	09/06/2018	1	NEW CONSTRUC	14,438,000	05/13/2020	RP	100	100
940369	08/10/1994	1	NEW CONSTRUC	16,000	01/18/1995	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
103	S	40,000	C-4	1.00	100	1.00	100	1.00	387,175	1.04	A	1.00	65	0.85		370,710
303	A	6,932	C-4	1.00	100	1.00	100	1.00	19,380	1.00	A	1.00	65	0.85		134,340

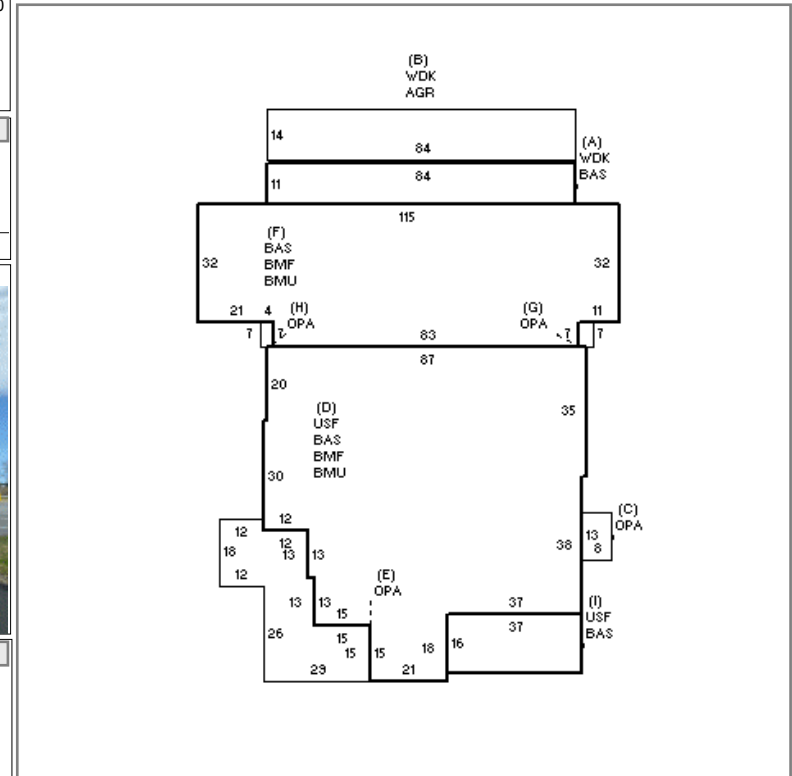
TOTAL	7.850 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS	
Nbhd	BUZZARDS BAY	N	09/19; Per Engineering Dept changed address to 35 Armory Road for new Police station 9/19; parcel 19.4 -				LAND	505,100	485,500
Infl1	AVG	O	200 (former playground) was omitted & combined into this prop.				BUILDING	14,851,300	14,427,500
N_Index	AVG	T					DETACHED	60,700	57,800
		E					OTHER	1,721,700	1,672,500
							TOTAL	17,138,800	16,643,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
C06	A	1.00	30 0.70		600	10.10	4,200
DGM	E	1.90	10 0.90	30X54	2019	1,620	38.74



BUILDING	CD	ADJ	DESC	MEASURE	5/13/2020	RP
MODEL	5		CIM-5	LIST	4/13/2022	TL
STYLE	91	1.55	FIRE/PO STATION [100%]	REVIEW	4/13/2022	TL
QUALITY	S	2.00	SUPERLATIVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2019	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	30,109	DETAIL ADJ	6.253	FOUNDATION	3	FOUND. WALL	1.00	+	BAS	L	BASE AREA	12,270	2019	654.51	8,030,877
\$NLA(RCN)	\$509	OVERALL	1.015	EXT. COVER	14	OTHER	1.00	+	WDK	N	WOOD DECK	2,100		49.74	104,444
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	1,176		51.97	61,114
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	OPA	N	OPEN PORCH	1,149		32.68	37,553
				FLOOR COVER	6	OTHER	1.00	D	BMU	N	BSMT UNF	6,493		18.68	121,263
				INT. FINISH	1	PLASTER	1.04	D	BMF	L	BSMT FIN	6,493	2019	263.90	1,713,501
				HEATING/COOL	9	WARM/COOL AIR	1.00	+	USF	L	UP-STRY FIN	7,085	2019	555.03	3,932,368
				FUEL SOURCE	2	GAS	1.00	F	BMU	N	BSMT UNF	4,261		18.68	79,578
				NAF	400	400	4.00	F	BMF	L	BSMT FIN	4,261	2019	263.90	1,124,477
									ELP	O	PASSGR. ELEV.	1		38,425.90	38,426
									FIX	O	XTRA FIX	70		958.06	67,064



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TOTAL RCN	15,310,664
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A
EFF.YR/AGE	2019 / 3
COND	3 3 %
FUNC	0
ECON	0
DEPR	3 % GD 97
RCNLD	\$14,851,300

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Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3916

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
TOWN OF BOURNE 24 PERRY AVENUE BUZZARDS BAY, MA 02532		19.4-248-0		35 ARMORY RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
9350	100	IMP.MUN PUBLIC SAFE				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

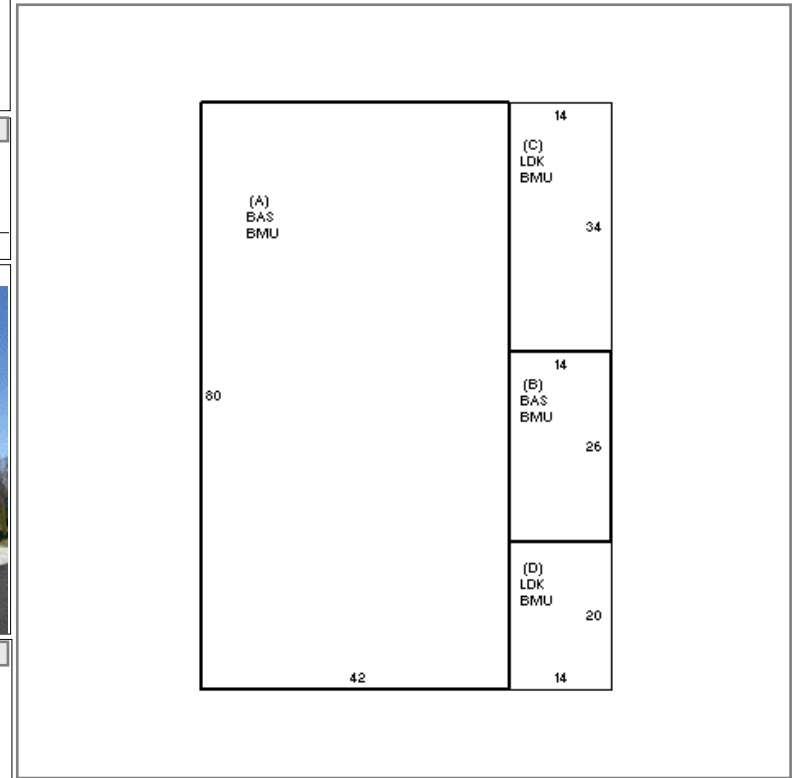
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	1,721,700	
Infl1			BUILDING		
N_Index			DETACHED		
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/2/2022	RP
MODEL	5		CIM-5	LIST	3/2/2022	EST
STYLE	58	1.00	UTILITY BLD [100%]	REVIEW	4/13/2022	TL
QUALITY	S	2.00	SUPERLATIVE [100%]			
FRAME	4	0.98	METAL [100%]			

YEAR BLT	2020	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,756,846		
NET AREA	3,724	DETAIL ADJ	3.566	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	3,360		18.40	61,824	CONDITION ELEM	CD		
\$NLA(RCN)	\$472	OVERALL	1.000	EXT. COVER	3	ALUMINUM	1.00	+	BAS	L	BASE AREA	3,724	2020	445.30	1,658,313	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	BMU	N	BSMT UNF	364		18.40	6,698	INTERIOR	A		
				ROOF COVER	10	METAL	1.00	C	BMU	N	BSMT UNF	476		18.40	8,758	CDN/APP	A		
				FLOOR COVER	6	OTHER	1.00	C	LDK	N	LOADING DOCK	476		18.80	8,949				
				INT. FINISH	6	MINIMUM	0.95	D	BMU	N	BSMT UNF	280		18.40	5,152				
				HEATING/COOL	9	WARM/COOL AIR	1.00	D	LDK	N	LOADING DOCK	280		18.80	5,264				
				FUEL SOURCE	2	GAS	1.00	FIX	O	XTRA FIX	2		944.00	1,888					
				NAF	400	400	4.00												
																		EFF.YR/AGE	2020 / 2
																		COND	2 2 %
																		FUNC	0
																		ECON	0
																		DEPR	2 % GD 98
																		RCNLD	\$1,721,700