

Key: 4161

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.244

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
TOWN OF BOURNE		20.3-98-0		239 MAIN ST	
BOURNE MEMORIAL COMMUNITY BLDG		TRANSFER HISTORY		DOS	T
24 PERRY AVE		TOWN OF BOURNE			XX
BUZZARDS BAY, MA 02532				SALE PRICE	BK-PG (Cert)
					665-139

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD
9540	100	FUNC HALLS.COMM CNTR		6	1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY
B-20-333	11/02/2020	3	ALT/RENO	35,000		
18426	05/17/2018	13	OTHER	15,600		
18250	04/05/2018	3	ALT/RENO	553,508		
17585	07/31/2017	4	DETACH.STRUC			
13108	02/27/2013	3	ALT/RENO		04/30/2014	JB
						1st %
						100 100
						100 100
						100 100
						100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
103	S	60,000	C-4	1.00	100	1.00	100	1.00	387,175	1.00	A	1.00	65	0.85	533,300
203	A	0.918	C-4	1.00	100	1.00	100	1.00	135,575	1.00	A	1.00	65	0.85	124,460
303	A	3.555	C-4	1.00	100	1.00	100	1.00	19,380	1.00	A	1.00	65	0.85	68,900

TOTAL	5.850 Acres	ZONING	1	FRNT	164	ASSESSED	CURRENT	PREVIOUS
Nbhd	BUZZARDS BAY	N Thiis prop is tax exempt. .. Solar panels on roof are taxable to another entity .. see 20.3-98-A (pk Key 18965) for Solar panel assessments				LAND	726,700	698,700
Infl1	AVG					BUILDING	8,867,400	8,527,000
N_Index	AVG					DETACHED	78,800	74,100
						OTHER	0	0
						TOTAL	9,672,900	9,299,800

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	20 0.80		30,000	1.20	28,800
C06	A	1.00	20 0.80		600	10.10	4,800
LH1	A	1.00	20 0.80	2003	25	845.50	16,900
SHF	A	1.00	20 0.80 8X10			0.00	
PBC	A	1.00	20 0.80 BASKTBL&SKBR	2003	7,200	4.70	27,100
SW2	E	1.90	10 0.90 4 X 8	2003	32	41.42	1,200

PHOTO 12/06/2016

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/23/2017	BC
MODEL	5		CIM-5	LIST	2/23/2017	BC
STYLE	95	4.90	COMM. CENTER [100%]	REVIEW	3/20/2017	BC
QUALITY	E	1.50	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	27,958	DETAIL ADJ	4.889	FOUNDATION	4	FLR & WALL	1.00	A	BAS	L	BASE AREA	27,958	2003	384.30	10,744,176
\$NLA(RCN)	\$387	OVERALL	1.015	EXT. COVER	4	VINYL	1.00	+	OPA	N	OPEN PORCH	2,798		24.51	68,586
				ROOF SHAPE	1	GABLE	1.00	F	PTA	N	PATIO	210		5.64	1,184
				ROOF COVER	1	ASPH/CMP SHIN	1.00								
				FLOOR COVER	5	VINYL	1.00								
				INT. FINISH	2	DRYWALL	1.00								
				HEATING/COOL	11	HOT WT/COOL AIR	1.02								
				FUEL SOURCE	2	GAS	1.00								
				NAF	0		1.00								

TOTAL RCN	10,813,945
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A
EFF.YR/AGE	2004 / 18
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$8,867,400