

Key: 4204

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.286

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WILKINSON GEOFFREY TRS MMA FOUNDATION 101 ACADEMY DRIVE BUZZARDS BAY, MA 02532				20.3-130-0				320 MAIN ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WILKINSON GEOFFREY TRS				01/12/2015	K	1,515,000 (205394)					
BOURNEHURST PROPERTIES LL				10/05/2004	B	1,350,000 (174632)					
BOUTON COMPANY H L INC				05/30/1990	B	1,600,000 988-24					

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD		
9170	100	EDUC. MASS COLLEGES		6	1	1 of 1		
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
07484	08/13/2007	3	ALT/RENO	2,500	09/15/2010	JB	0	100
05681	10/03/2005	7	SIGN	6,982	05/29/2007	SM	100	100
4204	10/03/2005	7	SIGN	6,982	12/08/2005	MJ	0	100
990732	11/22/1999	4	DETACH.STRUC	7,300	01/26/2000	EB	100	100
990383	06/24/1999	3	ALT/RENO	2,200	01/26/2000	EB	100	100

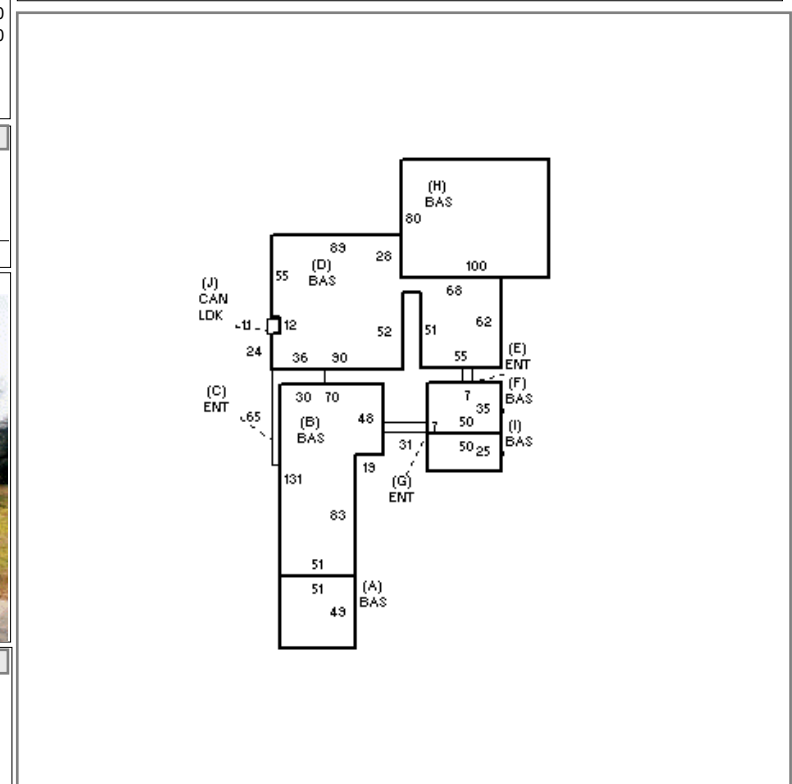
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	66,828	C-4	1.00	100	387,175	1.00	A	1.00	65	0.85	593,990
203	A	1,000	C-4	1.00	100	135,575	1.00	A	1.00	65	0.85	135,580
303	A	2,446	C-4	1.00	100	19,380	1.00	A	1.00	65	0.85	47,400

TOTAL	4.980 Acres	ZONING	FRNT	328	ASSESSED	CURRENT	PREVIOUS
Nbhd	BUZZARDS BAY	N O T E	HOUSE IS AT 10 OLD BRIDGE RD		LAND	777,000	747,100
Infl1	AVG		BUILDING	1,057,600	906,600		
N_Index	AVG		DETACHED	22,100	15,900		
			OTHER	0	0		
			TOTAL	1,856,700	1,669,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	10 0.90 400 X 50		20,000	1.20	21,600
SM1	A	1.00	10 0.90 2 X 10	2005	20	30.30	500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/7/2016	BC
MODEL	5		CIM-5	LIST	12/7/2016	BC
STYLE	64	0.82	INDUSTRIAL [92%]	REVIEW	12/7/2016	BC
QUALITY	S	2.00	SUPERLATIVE [100%]			
FRAME	2	1.00	MASONRY [96%]			

BLDG COMMENTS		

LOADING

YEAR BLT	1921	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,203,301
NET AREA	32,724	DETAIL ADJ	0.634	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	2,499	1921	65.22	162,992	CONDITION ELEM	CD
\$NLA(RCN)	\$67	OVERALL	1.000	EXT. COVER	12	BRICK VENEER	1.05	+	BAS	L	BASE AREA	20,975	1921	65.22	1,368,047	EXTERIOR	F
				ROOF SHAPE	4	FLAT/SHED	0.98	+	ENT	N	ENCL ENTRY	977		56.00	54,712	INTERIOR	F
				ROOF COVER	11	MEMBRANE	1.02	H	BAS	L	BASE AREA	8,000	1970	65.22	521,782	CDN/APP	F
				FLOOR COVER	7	NONE	0.83	I	BAS	L	BASE AREA	1,250	1921	65.22	81,528		
				INT. FINISH	6	MINIMUM	0.95	J	LDK	N	LOADING DOCK	99		18.80	1,861		
				HEATING/COOL	15	SUSPENDED	0.95	J	CAN	N	CANOPY	99		26.00	2,574		
				FUEL SOURCE	2	GAS	1.00	F11	O	O	FPL 1S 10P	1		9,805.00	9,805		
				NAF	0		1.00										
EFF.YR/AGE 1961 / 61																	
COND 52 52 %																	
FUNC 0																	
ECON 0																	
DEPR 52 % GD 48																	
RCNLD \$1,057,600																	