

Key: 4434

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.519

LEGAL

LAND

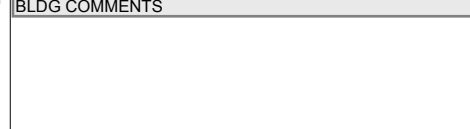
| CURRENT OWNER | | | | | | | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|--|--|--|--|--|--|------------|---|------------|--------------|-------------|--|--|--|
| MASSACHUSETTS STATE COLLEGE BUILDING AUTHORITY 253 SUMMER ST BOSTON, MA 02210 | | | | | | | | | | 23.1-53-0 | | | | 8 TAYLOR RD | | | |
| TRANSFER HISTORY | | | | | | | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| MASSACHUSETTS STATE COLLEGE | | | | | | | | | | 05/09/2016 | E | 750,000 | 29636-299 | | | | |
| PATTERSON WILLIAM C & CHRISTOPULOS REALTY | | | | | | | | | | 05/26/2009 | G | 7,500 | 23733-185 | | | | |
| | | | | | | | | | | 11/19/1976 | G | 148,000 | 2428-346 | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|----------------------|-------------|--------|------------|----|--------|-----|
| 9010 | 100 | COM OF MASSACHUSETTS | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 13773 | 11/05/2013 | 5 | DEMOLITIONS | | 12/03/2013 | TL | 100 | 100 |
| 990456 | 07/26/1999 | 3 | ALT/RENO | 800 | 12/08/1999 | MS | 100 | 100 |

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|-----|------|-----|------|------------|-----------|
| 100 | S | 40,000 | 5 | 1.00 | 100 | 1.00 | 100 | 1.00 | R07 | 1.10 | | 238,030 |
| 300 | A | 1.162 | 5 | 1.00 | 100 | 1.00 | 100 | 1.00 | R07 | 1.10 | | 20,830 |

| TOTAL | 2.080 Acres | | ZONING | 1 | FRNT | 180 | ASSESSED | CURRENT | PREVIOUS |
|---------|-------------|-------|--------|----------|---------|---------|----------|---------|----------|
| Nbhd | TAY PT | | NOTE | | | LAND | 258,900 | 260,300 | |
| Infl1 | AVG | | | BUILDING | 0 | 0 | | | |
| N_Index | AVG | | | DETACHED | 114,900 | 105,300 | | | |
| | | OTHER | | 0 | 0 | | | | |
| | | | | TOTAL | 373,800 | 365,600 | | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|--------------|--------|-----------|---------|
| PAV | E | 1.90 | 10 0.90 | EST / IRREGU | 56,000 | 2.28 | 114,900 |



| BUILDING | CD | ADJ | DESC | MEASURE | LIST | REVIEW |
|----------|----|------|-------------|---------|------|--------|
| MODEL | 1 | | RESIDENTIAL | | | |
| STYLE | 0 | 1.00 | [100%] | | | |
| QUALITY | | 1.00 | [100%] | | | |
| FRAME | | 1.00 | [100%] | | | |

BLDG COMMENTS

DETACHED

BUILDING

| YEAR BLT | 0 | SIZE ADJ | 1.000 |
|------------|-----|------------|-------|
| NET AREA | 0 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$0 | OVERALL | 1.000 |

| ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|-----------------|----|-------------|------|---|-----|---|-------------|-------|----|-----------|-----|
| FOUNDATION | 0 | | 1.00 | | | | | | | | |
| EXT COVER | 0 | | 1.00 | | | | | | | | |
| ROOF SHAPE | 0 | | 1.00 | | | | | | | | |
| ROOF COVER | 0 | | 1.00 | | | | | | | | |
| FLOOR COVER | 0 | | 1.00 | | | | | | | | |
| INT. FINISH | 0 | | 1.00 | | | | | | | | |
| HEATING/COOLING | 0 | | 1.00 | | | | | | | | |
| FUEL SOURCE | 0 | | 1.00 | | | | | | | | |
| USE | 0 | | 1.00 | | | | | | | | |

| TOTAL RCN | 0 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | |
| INTERIOR | |
| KITCHEN | |
| BATHS | |
| HEAT | |
| ELECT | |
| EFF.YR/AGE | 0 / 0 |
| COND | 0 0 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 0 % GD 100 |
| RCNLD | \$0 |