

Key: 4590

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.676

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MICHIEZI VINCENT P SR 76 MASHNEE ROAD BOURNE, MA 02532				23.2-70-0				32 COHASSET AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
				06/07/2005	G XX	858,125	(176940) 04241-00178				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3900	100	DEVELOPABLE LAND					1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
09607	11/16/2009	5	DEMOLITIONS		02/04/2010	JB	0	100
910378	09/11/1991	3	ALT/RENO	2,500	03/01/1992	JS	0	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	6,791	C-4	1.00	100	387,175	2.63	A	1.00	65	0.85	158,840

TOTAL	6,795 SF	ZONING	FRNT	73	ASSESSED	CURRENT	PREVIOUS
Nbhd	BUZZARDS BAY	N O T E	10/18 land lpi .55 to .85 per sales analysis main st & consistency		LAND	158,800	152,700
Infl1	AVG		BUILDING	0	0		
N_Index	AVG		DETACHED	7,000	6,400		
			OTHER	0	0		
			TOTAL	165,800	159,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
PAV	A	1.00	10 0.90		6,500	1.20	7,000	

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE
MODEL				LIST
STYLE				REVIEW
QUALITY				
FRAME				

YEAR BLT	NET AREA	\$NLA(RCN)	SIZE ADJ	DETAIL ADJ	OVERALL	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN

TOTAL RCN	CONDITION ELEM	CD
EFF.YR/AGE		
COND		
FUNC		
ECON		
DEPR	% GD	
RCNLD		