

Key: 4606

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.693

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
RYMSHA RICHARD M TR BOOBAY REALTY TRUST 12 INDIAN SUMMER LANE SANDWICH, MA 02563				23.2-86-0				21 ST MARGARETS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RYMSHA RICHARD M TR LARKIN EDWARD				02/06/2003	N XX	755,803	16360-250 04255-00051				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
3250	100	SM RETAIL/SERV STORE		6	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
181092	12/19/2018	3	ALT/RENO		03/14/2019	RP	100 100
15086	02/25/2015	3	ALT/RENO	25,000	03/14/2019	RP	100 100
960231	05/23/1996	4	DETACH.STRUC		01/01/1997	PAM	100 100
950339	07/11/1995	7	SIGN		01/01/1997	PAM	100 100
950235	05/18/1995	7	SIGN	8,500	01/01/1997	PAM	100 100

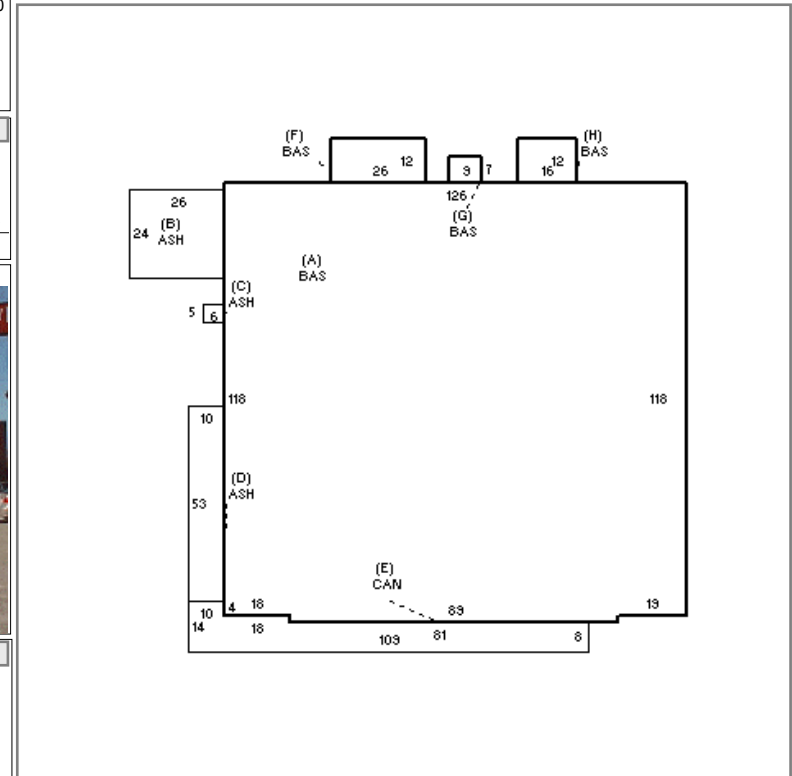
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	46,839	C-4	1.00	100	387,175	1.00	A	1.00	65	0.85	416,320
203	A	1,645	C-4	1.00	100	135,575	1.00	A	1.00	65	0.85	223,020

TOTAL	2.720 Acres	ZONING	FRNT	220	ASSESSED	CURRENT	PREVIOUS
Nbhd	BUZZARDS BAY	NOTE Most of Paving (parking lot) is used for Mass Maritime students	LAND	639,300	614,800		
Infl1	AVG		BUILDING	431,400	394,200		
N_Index	AVG		DETACHED	75,300	69,600		
			OTHER	0	0		
			TOTAL	1,146,000	1,078,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LH3	A	1.00	50 0.50		1	1,811.90	900
SP2	E	1.90	30 0.70	4 X 22	88	206.53	12,700
PAV	A	1.00	50 0.50		102,900	1.20	61,700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/15/2019	RP
MODEL	5		CIM-5	LIST	3/15/2019	RP
STYLE	16	1.00	RETAIL LGE [100%]	REVIEW	8/30/2023	RP
QUALITY	L	0.80	LOW COST [100%]			
FRAME	2	1.00	MASONRY [100%]			

BLDG COMMENTS

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YEAR BLT	1957	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	719.051
NET AREA	15,613	DETAIL ADJ	1.016	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	15,046	1957	43.68	657,266	CONDITION ELEM	CD
\$NLA(RCN)	\$46	OVERALL	1.015	EXT. COVER	15	CC - BLOCK	0.98	+	ASH	N	ATT SHED	1,184		22.63	26,799	EXTERIOR	A
				ROOF SHAPE	4	FLAT/SHED	0.98	E	CAN	N	CANOPY	968		10.56	10,218	INTERIOR	A
				ROOF COVER	8	TAR & GRAVEL	1.00	+	BAS	L	BASE AREA	504	1957	43.68	22,016	CDN/APP	F
				FLOOR COVER	5	VINYL	1.00	G	BAS	L	BASE AREA	63	1957	43.68	2,752		
				INT. FINISH	2	DRYWALL	1.00										
				HEATING/COOL	1	FORCED AIR	1.00										
				FUEL SOURCE	1	OIL	1.00										
				NAF	0		1.00										
EFF.YR/AGE 1973 / 49																	
COND 40 40 %																	
FUNC 0																	
ECON 0																	
DEPR 40 % GD 60																	
RCNLD \$431,400																	