Key: 471

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 467

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GOULET DAVID J & MARGARET L TR MDG REALTY TRUST PO BOX 119 SAGAMORE BEACH, MA 02562-0119	4.1-54-0	72 SAGAMORE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GOULET DAVID J & MARGARET	12/24/2013	F	1	27904-56
GOULET DAVID J &		XX		02591-0204

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,600	1 1.00	100 1.00	100 1.00	1,555,620	2.97	A 1.00	BSP 6.60			1,123,680

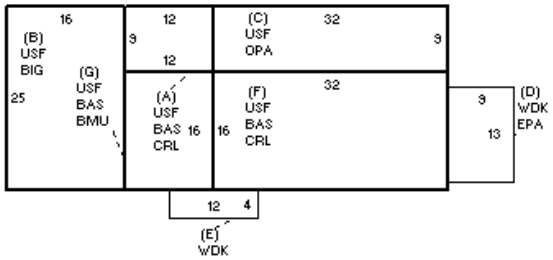
TOTAL	10,585 SF	ZONING	1	FRNT	98
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	1,123,700	994,500
BUILDING	360,900	319,400
DETACHED	0	0
OTHER	0	0
TOTAL	**1,484,600**	**1,313,900**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 01/08/2018



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	1/10/2022	NMP
LIST	1/8/2018	BC
REVIEW	11/2/2018	DB

YEAR BLT	1936	SIZE ADJ	1.005
NET AREA	2,312	DETAIL ADJ	1.000
$NLA(RCN)	$195	OVERALL	1.040

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	CRL	N	BSMT CRAWL	620		26.85	16,647
+	BAS	L	BASE AREA	812	1936	207.27	168,301
+	USF	L	UPPER STORY FIN	1,500	1936	108.67	163,001
B	BIG	N	BUILT-IN GARAGE	400		92.54	37,018
C	OPA	N	OPEN PORCH	288		61.51	17,715
D	EPA	N	ENCLOSED PORCH	117		85.98	10,060
+	WDK	N	WOOD DECK	165		36.56	6,032
G	BMU	N	BSMT UNFINISHED	192		64.16	12,319
	F21	O	FPL 2S 1OP	1		9,207.20	9,207
	FIX	O	XTRA FIXTURES	3		2,225.93	6,678
	MST	O	MAS/METAL STACK	1		4,171.40	4,171

TOTAL RCN	451,149

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	U
ELECT	A

EFF.YR/AGE	1999 / 23		
COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80
RCNLD			$360,900