

Key: 4862

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.980

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION						
HALL LIONEL E JR 80 VIDAL AVENUE E FALMOUTH, MA 02536						24.0-2-12			90-92 SANDWICH RD						
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)			
						HALL LIONEL E JR MCKENNA MICHAEL L &			12/30/2003	QS	145,000	18081-216			
			10/31/1994	QS	35,000	9426-262									

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1020	100	CONDOMINIUM				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

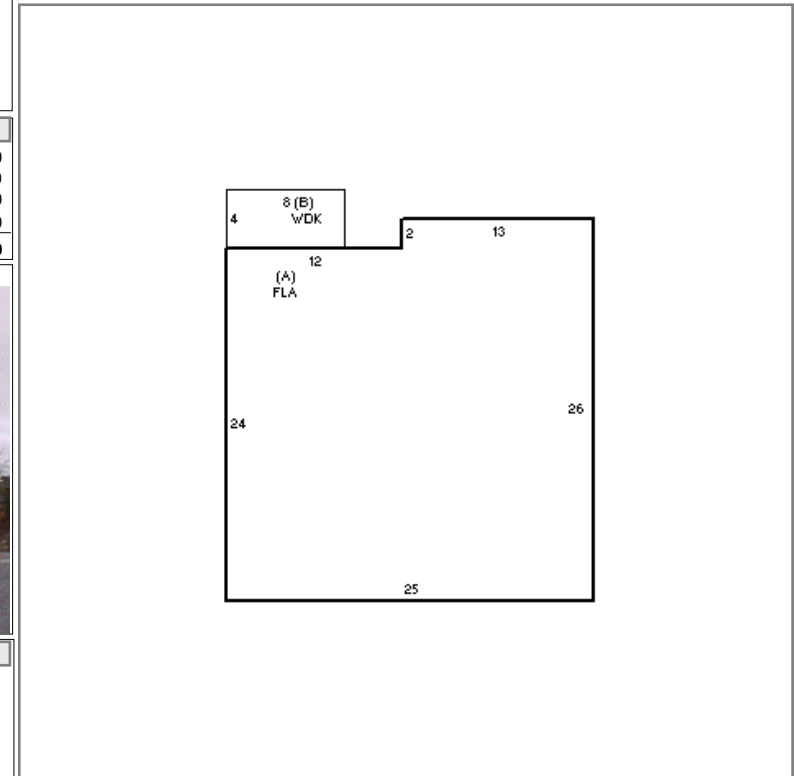
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	33,106 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE Rear Side	LAND	0	0	0	
Infl1			BUILDING	149,300	132,100		
N_Index			DETACHED	0	0		
			OTHER	0	0		
			TOTAL	149,300	132,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/8/2019	RP
MODEL	10		RES CONDO	LIST	7/8/2019	EST
STYLE	8	1.00	CONV APTS [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	175.607
NET AREA	626	DETAIL ADJ	1.000	COMPLEX	5	WATERVIEW 1	1.30	A	FLA	L	LIVING AREA	626	1970	279.42	174,916		
\$NLA(RCN)	\$281	OVERALL	1.200	OCCUPANCY	1	YEAR ROUND	1.00	B	WDK	N	WOODDECK	32		21.60	691		
				FLOOR/LOC	2	MIDDLE FLOOR	0.90										
				VIEW INFL	5	AVERAGE	1.00										
				HT/CL	5	ELECTRIC BASB	1.00										
				WDK/PTA/BALC	1	PRESENT	1.00										
				PARKING	1	OUTDOOR 1 SPACE	1.00										
				NET ADJ(%GOOD)	100	100 %RG	1.00										
CAPACITY		UNITS	ADJ														
ROOMS		4	1.00														
BEDROOMS		1	1.00														
BATHROOMS		1	1.00														
HALFBATHS		0	1.00														
FIREPLACES		0	1.00														
																CONDITION ELEM	CD
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																EXTERIOR	A
																EFF.YR/AGE	1974 / 48
																COND	15 15 %
																FUNC	0
																ECON	0
																DEPR	15 % GD 85
																RCNLD	\$149,300