

Key: 5096

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.229

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
ONE TROWBRIDGE ROAD LLC 76 MASHNEE ROAD BOURNE, MA 02532				24.3-16-0				9 SANDWICH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ONE TROWBRIDGE ROAD LLC				03/11/2013	F	1	27198-168				
MICHIEZI VINCENT P ETUX				01/25/2013	T	275,000	27073-154				
MCALIECE NANCY & LINDA				03/27/2009	N		23562-123				

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 %
D-22-9	02/10/2022	5	DEMOLITIONS	3,000	08/30/2023	TL	0 0
EXB-21-646	09/15/2021	4	DETACH.STRUC	1,500	08/30/2023	TL	0 0
20130	02/10/2020	4	DETACH.STRUC	300			100 100
13797-C	08/22/2018	3	ALT/RENO				100 100
14578	07/21/2014	6	FENCE		09/03/2014	TL	100 100

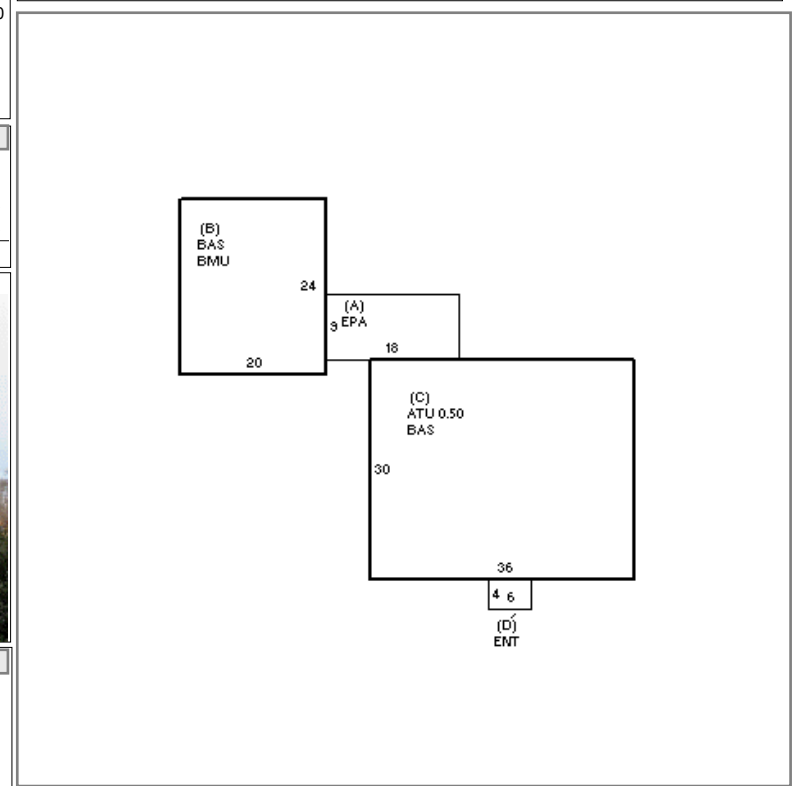
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	6	1.00	100	1.00	100	1.00	212,130	1.00	A	1.00	R04	0.90		194,750
300	A	0.162	6	1.00	100	1.00	100	1.00	14,670	1.00	A	1.00	R04	0.90		2,380

TOTAL	1.080 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE approved for 36 parking spaces for One Trowbridge Rd	LAND	197,100	193,800			
Infl1	AVG		BUILDING	313,600	277,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		510,700	471,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	5/22/2018	TL
MODEL	1		RESIDENTIAL	LIST	5/22/2018	EST
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	12/28/2020	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	1690	SIZE ADJ	1.010
NET AREA	1,560	DETAIL ADJ	1.000
\$NLA(RCN)	\$275	OVERALL	1.230
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	8	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	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	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	2	SOFTWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	14	PARTIAL HEAT	0.99
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	EPA	N	ENCLOSED PORCH	162		91.67	14,851
B	BMU	N	BSMT UNFINISHED	480		57.18	27,449
B	BAS	L	BASE AREA	480	1990	227.91	109,395
C	BAS	L	BASE AREA	1,080	1690	227.91	246,138
C	ATU	N	ATTIC UNF	540		52.51	28,353
D	ENT	N	ENCLOSED ENTRY	24		141.88	3,405
	F22	O	FPL 2S 2OP			0.00	

TOTAL RCN	429,590
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	F
KITCHEN	F
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE 1992 / 30	
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$313,600