

Key: 5203

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.347

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CABLE HOLDCO EXCHANGE III LLC ATTN TAX DEPARTMENT 1 COMCAST CENTER, 32ND FLR PHILADELPHIA, PA 19103-2838				25.0-8-0				0 MACARTHUR BLVD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CABLE HOLDCO EXCHANGE III				08/31/2007	QS	479,400	22306-40				
HARRON CABLEVISION OF MA				07/03/1998	B		11550-212				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
4320	100	CABLE TV TRANS FAC			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
B-22-326	10/17/2022	3	ALT/RENO	23,000			0 0
18696	08/16/2018	14	SOLAR	12,000			0 0
18017	01/08/2018	3	ALT/RENO	30,000			0 0
14641	08/04/2014	1	NEW CONSTRUC	45,000	08/05/2015	RJM	100 100
13202	04/03/2013	2	ADDITIONS		08/05/2015	RJM	100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	15,544	C-5	1.00	100	614,925	1.69	A	1.00	75	1.35	371,170

TOTAL	15,551 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E	DIRECTIONS: FROM ROTARY TAKE DRIVEWAY JUST AFTER VACANT GAS STATION (5/01)		LAND	371,200	356,900
Infl1	AVG		BUILDING	44,000	42,300		
N_Index	AVG		DETACHED	129,500	123,300		
			OTHER	0	0		
TOTAL						544,700	522,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
C06	A	1.00	50 0.50		412	10.10	2,100
TOW	S	3.00	20 0.80		100	1,449.12	115,900
UTB	E	1.90	10 0.90	15X30	2014	28.31	11,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/13/2017	BC
MODEL	5		CIM-5	LIST	10/13/2017	BC
STYLE	58	1.00	UTILITY BLD [100%]	REVIEW	1/28/2019	DB
QUALITY	V	1.25	VERY GOOD [100%]			
FRAME	2	1.00	MASONRY [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	53,696
NET AREA	450	DETAIL ADJ	0.888	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	450	1985	119.32	53,696	CONDITION ELEM CD	
\$NLA(RCN)	\$119	OVERALL	1.000	EXT. COVER	16	PRECAST CC	1.03									EXTERIOR	G
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00								INTERIOR	G
STORIES	1		1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00									CDN/APP	G
% HEATED	100		1.00	FLOOR COVER	9	CONCRETE	0.95									EFF.YR/AGE 2004 / 18	
% AIR COND	0		1.00	INT. FINISH	6	MINIMUM	0.95									COND	18 18 %
% SPINKLERS	0		1.00	HEATING/COOL	9	WARM/COOL AIR	1.00									FUNC	0
RCNLD \$44,000																	