

Key: 5518

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.660

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|---------------|--|--|--|
| JACKSON EILEEN L TRUSTEE MARSHSIDE REALTY TRUST PO BOX 165 MONUMENT BEACH, MA 02553 | | | | 26.2-101-0 | | | | 28 OLD DAM RD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| JACKSON EILEEN L TRUSTEE | | | | 11/25/2019 | N | | 32493-346 | | | | |
| JACKSON RICHARD L & EILEE | | | | 10/26/2000 | F | | 13320-231 | | | | |
| JACKSON RICHARD L & | | | | | XX | | 3601-308 | | | | |

| 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 | % |
| 980159 | 04/06/1998 | 2 | ADDITIONS | 5,000 | 02/11/1999 | JS | 100 | 100 |
| 890736 | 12/15/1989 | 3 | ALT/RENO | 300 | 01/30/1990 | RMD | 100 | 100 |

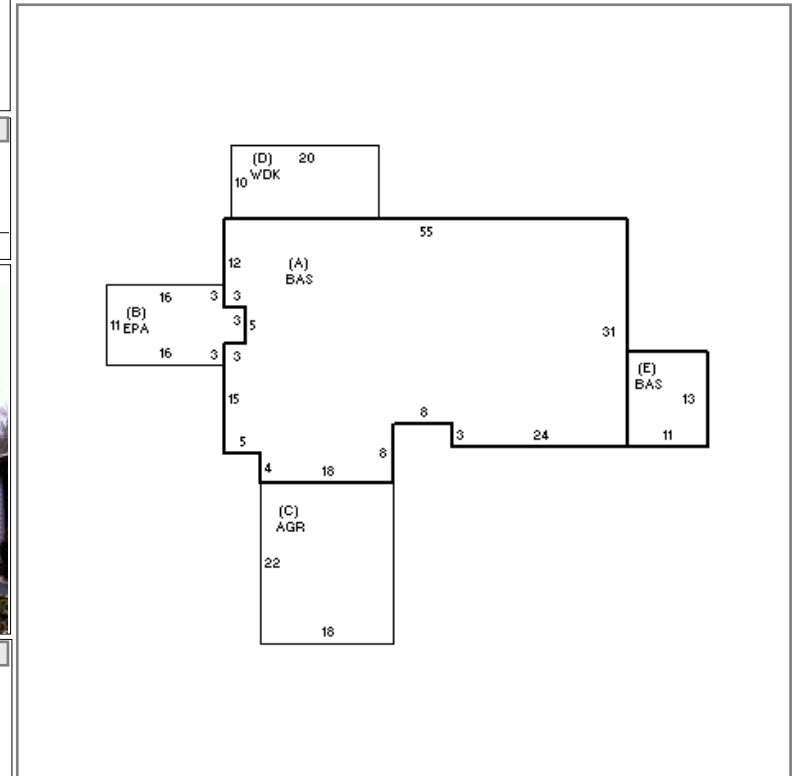
LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | |
|-----|---|----------|------|-------|---------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|---------|
| 100 | S | 35,667 | 6 | 1.00 | 100 | 1.00 | 100 | 1.00 | 459,615 | 1.09 | A | 1.00 | BEX | 1.95 | | | 408,700 |

| | | | | | | | | |
|---------|-----------|--------------------------------------|----------|---------|---------|----------|---------|----------|
| TOTAL | 35,676 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | BOURNE | NOTE t=marsh view-not marsh front | LAND | 408,700 | 361,700 | | | |
| Infl1 | AVG | | BUILDING | 344,600 | 305,000 | | | |
| N_Index | AVG | | DETACHED | 19,800 | 18,900 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 773,100 | 685,600 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|-----------------|----|-------|-----------|--------|
| DGF | A | 1.00 | 10 0.90 24 X 26 | | 624 | 35.32 | 19,800 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/29/2018 | BC |
|----------|----|------|-------------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 10/29/2018 | EST |
| STYLE | 1 | 0.95 | RANCH [100%] | REVIEW | 10/5/2020 | TL |
| QUALITY | + | 1.05 | AVERAGE + [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

G

| YEAR BLT | 1983 | SIZE ADJ | 1.010 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 441,775 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 1,904 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | BAS | L | BASE AREA | 1,761 | 1983 | 182.20 | 320,848 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$232 | OVERALL | 0.970 | EXT COVER | 4 | VINYL | 1.00 | B | EPA | N | ENCLOSED PORCH | 191 | | 75.91 | 14,498 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | C | AGR | N | ATT GARAGE | 396 | | 71.80 | 28,433 | INTERIOR | A | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | D | WDK | N | WOOD DECK | 200 | | 35.98 | 7,196 | KITCHEN | A | | |
| | | | | FLOOR COVER | 3 | W/W CARPET | 1.00 | E | BAS | L | BASE AREA | 143 | 1998 | 182.20 | 26,055 | BATHS | A | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | | CRL | N | BSMT CRAWL | 1,758 | | 17.02 | 29,926 | HEAT | A | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | F11 | O | FPL 1S 1OP | 1 | | 8,248.00 | 8,248 | ELECT | A | | |
| | | | | FUEL SOURCE | 1 | OIL | 1.00 | | FIX | O | XTRA FIXTURES | 3 | | 2,190.77 | 6,572 | | | | |
| | | | | USE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1997 / 25 |
| | | | | | | | | | | | | | | | | | | COND | 22 22 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 22 % GD 78 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$344,600 |