

Key: 5815

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.961

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ANGELO ROBERT E TR ANGELO REALTY TRUST 27 WINTER ST WOBURN, MA 01801-1233				27.0-78-0				130 MACARTHUR BLVD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANGELO ROBERT E TR				12/15/2014	F	1	28573-23				
ANGELO ROBERT ETUX				11/14/2007	F	1	22472-73				
ANGELO ROBERT TR					XX		03918-00321				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3750	100	TENNIS/RACKETBALL CL				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
960364	08/07/1996	7	SIGN	200	01/01/1997	PAM	0	100

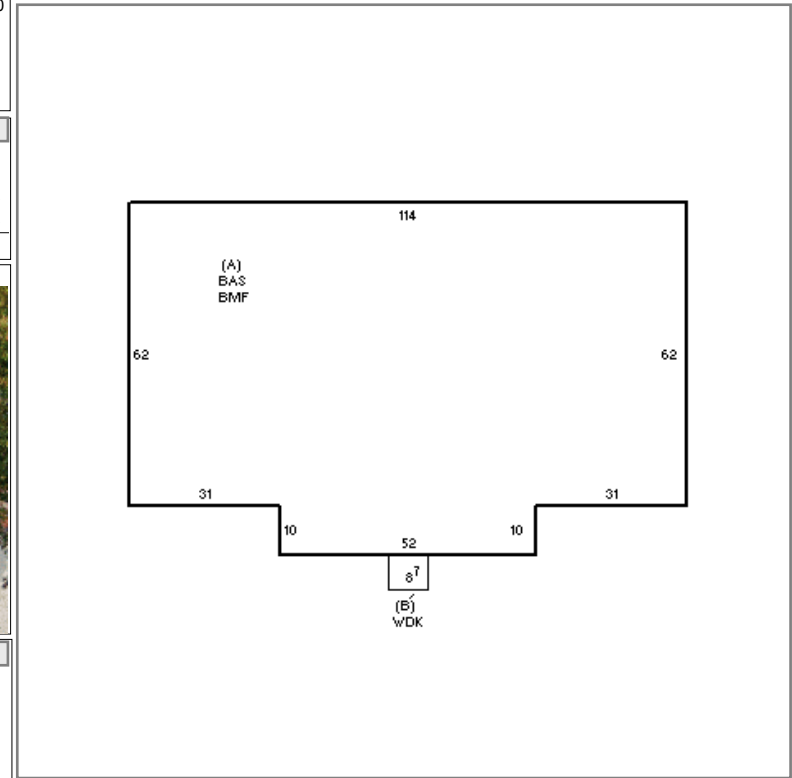
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
103	S	40,000	C-5	1.00	100	1.00	100	1.00	614,925	1.04	A	1.00	75	1.35	588,780
303	A	0.522	C-5	1.00	100	1.00	100	1.00	30,780	1.00	A	1.00	75	1.35	16,070

TOTAL	1.440 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE	LAND	604,900	581,600		
Infl1	AVG		BUILDING	417,000	406,400		
N_Index	AVG		DETACHED	9,500	8,700		
			OTHER	0	0		
			TOTAL	1,031,400	996,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	50 0.50		13,780	1.20	8,300
SW1	V	1.30	30 0.70	7 X 10	70	23.79	1,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2021	RP
MODEL	5		CIM-5	LIST	7/6/2021	EST
STYLE	74	1.05	HEALTH CLUB [100%]	REVIEW	7/6/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	587,258	
NET AREA	15,176	DETAIL ADJ	1.037	FOUNDATION	4	FLR & WALL	1.00	A	BMF	L	BSMT FIN	7,588	1984	22.19	168,350	CONDITION ELEM	CD	
\$NLA(RCN)	\$39	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	7,588	1984	55.03	417,536	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	56		24.50	1,372	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SHIN	1.00									CDN/APP	A	
				FLOOR COVER	3	W/W CARPET	1.00											
				INT. FINISH	2	DRYWALL	1.00											
				HEATING/COOL	9	WARM/COOL AIR	1.00											
				FUEL SOURCE	2	GAS	1.00											
				NAF	0		1.00											
																EFF.YR/AGE	1985 / 37	
																COND	29 29%	
																FUNC	0	
																ECON	0	
																DEPR	29 % GD 71	
																RCNLD	\$417,000	