

Key: 5816

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.962

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FERRIS HAMILTON Y 3 ANGELO DRIVE BOURNE, MA 02532				27.0-78-1				3 ANGELO DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FERRIS HAMILTON Y				04/15/2004	P	328,400	18455-129				
BROWN DARRIN J ETUX				06/27/2002	A	200,000	15306-343				
ANGELO ROBERT M				04/30/1991	XX		07513-00342				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3400	100	GEN OFFICE BLDGS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
05834	11/30/2005	4	DETACH.STRUC	1,950	06/19/2007	MM	100	100
04420	06/07/2004	3	ALT/RENO		07/19/2004	MJ	100	100

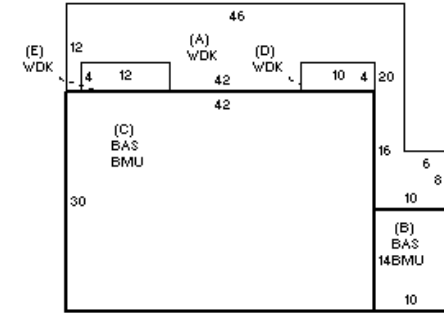
LAND

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	0.415	6	1.00	100	1.00	100	1.00	14,670	1.00	A	1.00	R04	0.90	6,090

TOTAL	1.333 Acres	ZONING	6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE FORMERLY 78.2 FOR FY 2003; B-4 zone district change of use from residential to commercial	LAND	200,800	197,500			
Infl1	AVG		BUILDING	369,100	326,700			
N_Index	AVG		DETACHED	2,200	2,100			
			OTHER	0	0			
			<b>TOTAL</b>	<b>572,100</b>	<b>526,300</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	V	1.30	10 0.90 8X14	2005	114	21.35	2,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2021	RP
MODEL	1		RESIDENTIAL	LIST	7/6/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	7/6/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1986	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	473.260
NET AREA	2,345	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	752		22.97	17,273	CONDITION ELEM	CD
\$NLA(RCN)	\$202	OVERALL	1.070	EXT COVER	2	CLAPBOARD	1.00	+	BMU	N	BSMT UNFINISHED	1,400		34.35	48,095	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,400	1986	202.15	283,005	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00		USF	L	UPPER STORY FIN	945	1986	115.76	109,394	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02		F11	O	FPL 1S 10P	1		8,622.20	8,622	BATHS	A
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	3		2,290.13	6,870	HEAT	A
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	A
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1997 / 25													
				COND 22 22 %													
				FUNC 0													
				ECON 0													
				DEPR 22 % GD 78													
				RCNLD \$369,100													