Key: 5833

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,990

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DONOVAN THOMAS E ET AL TRS OF DONBROS REALTY TRUST P O BOX 1197 POCASSET, MA 02559-1197	27.0-86-1	3 COLONEL DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DONOVAN THOMAS E ET AL TR		XX		03636-0015

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3160	100	OTHR STORAGE,WAREHSE	6	1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13779	11/06/2013	13	OTHER		06/27/2016	RJM	100	100
13153	03/14/2013	3	ALT/RENO	10,000			100	100
910118	04/05/1991	3	ALT/RENO	300	06/04/1992	JS	100	100

LAND

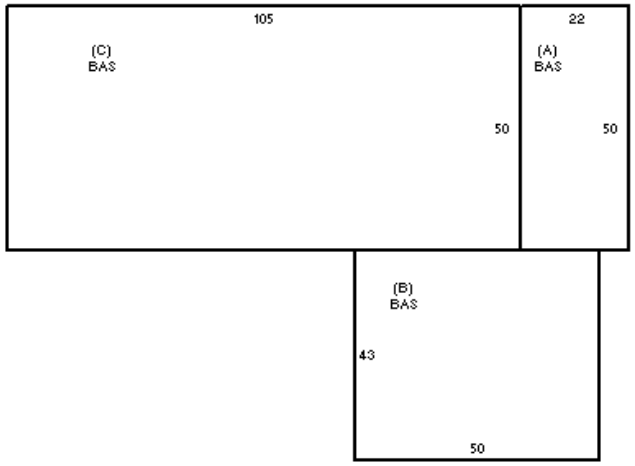
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	40,000	C-5 1.00	100 1.00	100 1.00	387,175	1.04	A 1.00	45 0.85			370,710

TOTAL	39,988 SF	ZONING	6	FRNT	0

Nbhd	BOURNE
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	370,700	356,500
BUILDING	230,200	197,900
DETACHED	6,900	6,300
OTHER	0	0
TOTAL	**607,800**	**560,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A 1.00	50 0.50			10,430	1.20	6,300
C06	A 1.00	50 0.50			120	10.10	600

PHOTO 09/13/2021

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM-5
STYLE	56	0.83	WAREHOUSE [87%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	2	1.00	MASONRY [100%]

MEASURE	9/13/2021	RP
LIST	9/13/2021	EST
REVIEW	9/13/2021	RP

YEAR BLT	1982	SIZE ADJ	1.000
NET AREA	8,500	DETAIL ADJ	0.678
$NLA(RCN)	$38	OVERALL	1.015

CAPACITY	UNITS	ADJ
STORIES	1	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPINKLERS	100	1.02

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	1.00
EXT. COVER	15	CC - BLOCK	0.98
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	9	CONCRETE	0.95
INT. FINISH	6	MINIMUM	0.95
HEATING/COOL	15	SUSPENDED	0.95
FUEL SOURCE	2	GAS	1.00
NAF	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	1,100	1982	38.15	41,965
+	BAS	L	BASE AREA	7,400	1982	38.15	282,313

TOTAL RCN	324,278

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A

EFF.YR/AGE	1985 / 37	
COND	29	29 %
FUNC	0	
ECON	0	
DEPR	29	% GD 71
RCNLD		$230,200