

Key: 5929

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.085

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SHIRE LLC 37 FOX DEN RD KINGSTON, MA 02364				27.0-148-0				114 WATERHOUSE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SHIRE LLC				09/02/2021	QS	975,000	34434-159				
BLV PROPERTIES LLC				09/02/2021	B	380,000	34434-156				
BLV PROPERTIES LLC				07/21/2003	P	380,000	17296-254				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
3400	100	GEN OFFICE BLDGS		6	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
B-22-158	05/12/2022	3	ALT/RENO	2,000			100 100
B-21-463	12/22/2021	3	ALT/RENO	125,000			100 100
05678	09/28/2005	3	ALT/RENO	5,500	11/16/2005	MJ	100 100
03883	12/02/2003	1	NEW CONSTRUC	1,171,200	06/04/2004	MJ	100 100

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	546,600	1.04	A	1.00	65	1.20	523,360
303	A	0.945	C-5	1.00	100	1.00	100	1.00	27,360	1.00	A	1.00	65	1.20	25,860

TOTAL	1.863 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E SP #394 (5/03) to construct a 3 story professional office building/golf course easement 22,606 SF	LAND	549,200	528,100		
Infl1	AVG		BUILDING	399,400	535,200		
N_Index	AVG		DETACHED	15,400	14,200		
			OTHER	0	0		
			TOTAL	964,000	1,077,500		

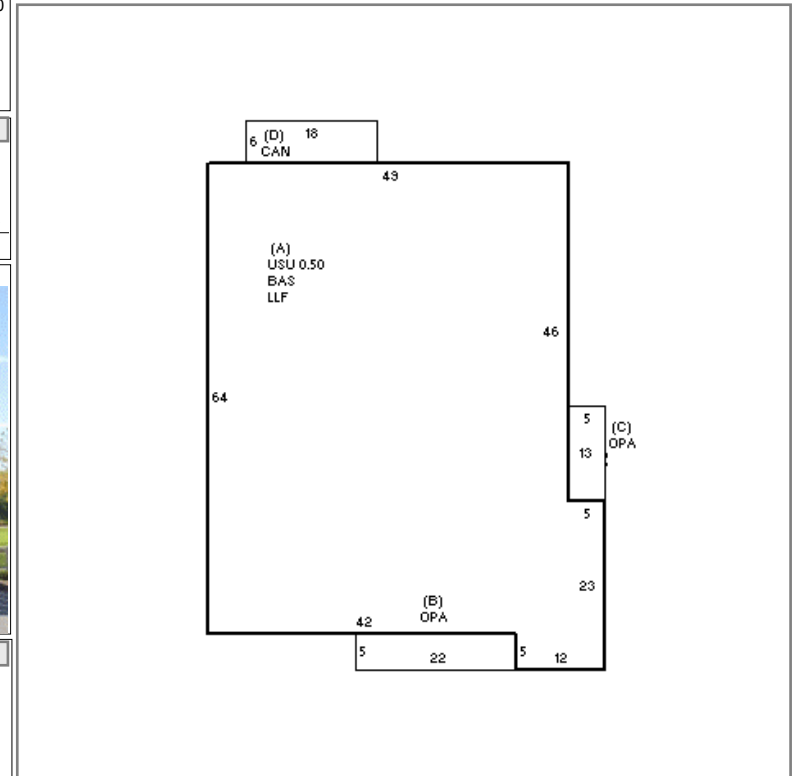
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	50 0.50	2004	17,608	1.20	10,600
LH1	A	1.00	50 0.50	2004	8	845.50	3,400
SW2	S	3.00	10 0.90 4X6	2004	24	65.40	1,400



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/7/2021	RP
MODEL	5		CIM-5	LIST	7/7/2021	RP
STYLE	21	1.18	PROF. BUILDING [50%]	REVIEW	9/27/2023	RP
QUALITY	V	1.25	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	487.034
NET AREA	6,572	DETAIL ADJ	1.149	FOUNDATION	3	FOUND. WALL	1.00	A	LLF	L	LOW-LEV FIN	3,286	2004	46.18	151,750	CONDITION ELEM	CD
\$NLA(RCN)	\$74	OVERALL	1.015	EXT. COVER	1	WOOD SHINGLE	1.00	A	BAS	L	BASE AREA	3,286	2004	81.08	266,414	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	A	USU	N	UP-STRY UNF	1,643		38.66	63,514	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SHIN	1.00	+	OPA	N	OPEN PORCH	175		20.43	3,575	CDN/APP	A
				FLOOR COVER	3	W/W CARPET	1.00	D	CAN	N	CANOPY	108		16.49	1,781		
				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	2004 / 18
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$399,400