Key: 6422

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6,573

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
TOWN OF BOURNE MONUMENT BEACH FIRE STATION 24 PERRY AVE BUZZARDS BAY, MA 02532	30.4-99-0	2 THOMAS PHILBRICK RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
TOWN OF BOURNE	05/11/1960	E		1076-595

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9350	100	IMP.MUN PUBLIC SAFE	6	1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
B-23217	08/31/2023	3	ALT/RENO	82,000			0	0
930591	11/09/1993	2	ADDITIONS	39,445	03/31/1994	JS	100	100

LAND

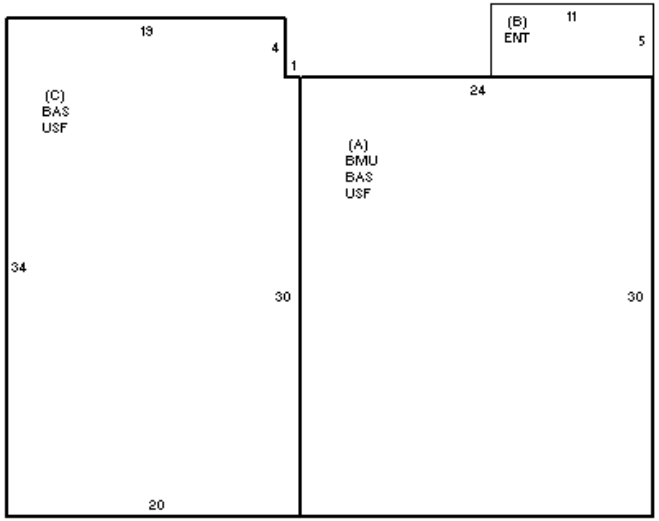
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	4,500	C-6 1.00	100 1.00	100 1.00	911,000	3.29	A 1.00	100 2.00			309,450

TOTAL	4,500 SF	ZONING	3	FRNT	0

Nbhd	POCASS/CATAUMET
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	309,500	297,600
BUILDING	228,300	219,600
DETACHED	1,800	1,700
OTHER	0	0
TOTAL	**539,600**	**518,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A 1.00	40 0.60			2,500	1.20	1,800

PHOTO 10/04/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM-5
STYLE	91	1.55	FIRE/PO STATION [100%]
QUALITY	V	1.25	VERY GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/4/2017	BC
LIST	10/4/2017	BC
REVIEW	1/22/2019	DB

YEAR BLT	1920	SIZE ADJ	1.000
NET AREA	2,792	DETAIL ADJ	1.427
$NLA(RCN)	$115	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPINKLERS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	1	WOOD SHINGLE	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	9	CONCRETE	0.95
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
NAF	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	USF	L	UP-STRY FIN	1,396	1920	100.70	140,574
+	BAS	L	BASE AREA	1,396	1920	118.75	165,772
A	BMU	N	BSMT UNF	720		18.40	13,248
B	ENT	N	ENCL ENTRY	55		35.00	1,925

TOTAL RCN	321,519

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
CDN/APP	

EFF.YR/AGE	1985 / 37		
COND	29	29 %	
FUNC	0		
ECON	0		
DEPR	29	% GD	71
RCNLD	$228,300		