

Key: 6491

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.651

LEG
A
L
L
A
N
D

CURRENT OWNER		PARCEL ID		LOCATION	
RIVERBEND HOLDINGS LLC PO BOX 2144 SANDWICH, MA 02537		30.4-170-0		18 BEACH ST	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
RIVERBEND HOLDINGS LLC		12/29/2008	F	10 (187632)	
PALAZESI LENI J JR & HASKELL ROBERT A &		06/09/2000	QS	148,000 (157983)	
		07/01/1994	A	1 (134299)	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
0310	67	COMMERCIAL-RESID			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
19104	02/19/2019	3	ALT/RENO	12,000			100 100
18070	02/01/2018	3	ALT/RENO	5,000	04/17/2018	BC	100 100
16559	07/01/2016	3	ALT/RENO	1,200	04/17/2018	BC	100 100
11586	09/29/2011	3	ALT/RENO	1,800	02/28/2012	JB	100 100
11536	09/19/2011	3	ALT/RENO	1,500	02/28/2012	JB	100 100

L
A
N
D

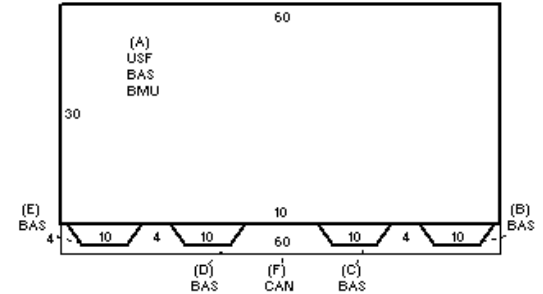
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
103	S	20,000	C-5	1.00	100	1.00	100	1.00	455,500	1.48	A	1.00	55	1.00	310,050
303	A	0.390	C-5	1.00	100	1.00	100	1.00	22,800	1.00	A	1.00	55	1.00	8,890

D
E
T
A
C
H
E
D

TOTAL	36,982 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E	LAND	318,900	306,700		
Infl1	AVG		BUILDING	212,100	204,000		
N_Index	AVG		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	531,000	510,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/17/2018



B
U
I
L
D
I
N
G

BUILDING	CD	ADJ	DESC	MEASURE	4/17/2018	BC
MODEL	5		CIM-5	LIST	4/17/2018	EST
STYLE	37	1.23	FAST FOOD [51%]	REVIEW	8/1/2018	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	286,587
NET AREA	3,696	DETAIL ADJ	1.154	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	1,800		18.40	33,120	CONDITION ELEM	CD
\$NLA(RCN)	\$78	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	A	USF	L	UP-STRY FIN	1,800	1900	61.16	110,092	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,896	1900	72.13	136,749	INTERIOR	G
				ROOF COVER	1	ASPH/CMP SHIN	1.00	F	CAN	N	CANOPY	144		13.00	1,872	CDN/APP	G
				FLOOR COVER	5	VINYL	1.00		CLR	N	COOLER	120		28.30	3,396		
				INT. FINISH	4	WALL BOARD	0.96		CLR	N	COOLER	48		28.29	1,358		
				HEATING/COOL	9	WARM/COOL AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
				NAF	0		1.00										

EFF.YR/AGE	1991 / 31
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$212,100