

Key: 6919

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.083

LEGAL

| CURRENT OWNER  |  |  |  | PARCEL ID  |         |            |                           | LOCATION        |  |  |  |
|--|--|--|--|------------|---------|------------|---------------------------|-----------------|--|--|--|
| MCCALLUM MICHAEL V ETUX<br>CHRISTINE S MCCALLUM<br>97 CLAY POND RD<br>BOURNE, MA 02532 |  |  |  | 31.3-181-0 |         |            |                           | 95 CLAY POND RD |  |  |  |
| TRANSFER HISTORY   |  |  |  | DOS        | T       | SALE PRICE | BK-PG (Cert)              |                 |  |  |  |
| MCCALLUM MICHAEL V ETUX<br>NELSON JOSEPH E   |  |  |  | 11/12/2014 | T<br>XX | 8,700      | 28502-105-7<br>03380-0176 |                 |  |  |  |

| CLASS  | CLASS% | DESCRIPTION        |      |        | BN ID | BN | CARD   |   |
|--------|--------|--------------------|------|--------|-------|----|--------|---|
| 1320   | 100    | UNDEVELOPABLE LAND |      |        |       |    | 1 of 1 |   |
| PMT NO | PMT DT | TY                 | DESC | AMOUNT | INSP  | BY | 1st    | % |
|        |        |                    |      |        |       |    |        |   |

LAND

| CD  | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF  | Topo | Lpi  | VC  | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|---------|----------|------|------|------|-----|------------|-----------|
| 300 | A | 0.597 9  | 1.00 | 100   | 1.00    | 16,300   | 1.00 | A    | 1.00 | R04 | 1.00       | 9,730     |

|         |           |   |          |       |       |          |         |          |
|---------|-----------|---|----------|-------|-------|----------|---------|----------|
| TOTAL   | 26,005 SF | ZONING                                  | 1        | FRNT  | 0     | ASSESSED | CURRENT | PREVIOUS |
| Nbhd    | MO BCH    | NOTE<br>Contiguous pcl 182 has building | LAND     | 9,700 | 8,600 |          |         |          |
| Infl1   | AVG       |   | BUILDING | 0     | 0     |          |         |          |
| N_Index | AVG       |   | DETACHED | 0     | 0     |          |         |          |
|         |           |   | OTHER    | 0     | 0     |          |         |          |
|         |           |   | TOTAL    | 9,700 | 8,600 |          |         |          |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|----|------|------|----------|----|-------|-----------|-------|-------|
|    |      |      |          |    |       |           |       |       |

BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE |
|----------|----|-----|------|---------|
| MODEL    |    |     |      | LIST    |
| STYLE    |    |     |      | REVIEW  |
| QUALITY  |    |     |      |         |
| FRAME    |    |     |      |         |

| YEAR BLT | NET AREA | \$NLA(RCN) | SIZE ADJ | DETAIL ADJ | OVERALL | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|----------|----------|------------|----------|------------|---------|---------|----|-------------|-----|---|-----|---|-------------|-------|----|-----------|-----|
|          |          |            |          |            |         |         |    |             |     |   |     |   |             |       |    |           |     |



| CAPACITY | UNITS | ADJ |
|----------|-------|-----|
|          |       |     |

| TOTAL RCN  | CONDITION ELEM | CD |
|------------|----------------|----|
|            |                |    |
| EFF.YR/AGE |                |    |
| COND       |                |    |
| FUNC       |                |    |
| ECON       |                |    |
| DEPR       | % GD           |    |
| RCNLD      |                |    |