

Key: 6975

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.119

LEGAL

| CURRENT OWNER | | | | | | PARCEL ID | | | LOCATION | | | |
|-----------------------------------------------------------------------------------------------------------|--|--|------------|----|-----------|------------------------------------------------------|--|--|------------------|----|------------|--------------|
| GF FUNDING BOURNE LLC & CLAY POND BOURNE ACQUIS LLC 670 N COMMERCIAL STREET MANCHESTER, NH 03101 | | | | | | 31.4-20-0 | | | 170 CLAY POND RD | | | |
| | | | | | | TRANSFER HISTORY | | | DOS | T | SALE PRICE | BK-PG (Cert) |
| | | | | | | GF FUNDING BOURNE LLC & BEHRAKIS DRAKE G & DONALD | | | 07/18/2019 | QS | 4,800,000 | 32163-7 |
| BOURNE CLAY LLC | | | 11/01/2007 | QS | 8,000,000 | 22447-112 | | | | | | |
| | | | 02/09/2004 | QS | 5,750,000 | 18204-13 | | | | | | |

| CLASS | CLASS% | DESCRIPTION | | BN ID | BN | CARD | |
|-----------|------------|-------------|-------------|-----------|------------|--------|-----|
| 9970 | 100 | OTHER | | | | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | % |
| B-22-45 | 02/10/2022 | 3 | ALT/RENO | 75,000 | | | 100 |
| SS22-6975 | | 11 | SPLITS/SUBS | | 12/31/2020 | | 100 |
| H766 | 10/27/2020 | 2 | ADDITIONS | 2,825,000 | | | 100 |
| B-20-176 | 07/01/2020 | 3 | ALT/RENO | 40,000 | | | 100 |
| 20211 | 03/06/2020 | 2 | ADDITIONS | 2,825,000 | 07/27/2020 | RP | 100 |

LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|----|---|----------|------|-------|---------|----------|-----|------|-----|----|------------|-----------|
| | | | | | | | | | | | | |

| | | | | | | | | |
|---------|--------------|--------|--------------------------------------------|---|----------|----------|----------|---|
| TOTAL | 16.175 Acres | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS | |
| Nbhd | | N | Master condo card for 170 Clay Pond Road . | | | LAND | 0 | 0 |
| Infl1 | | O | CONVERTED TO A 2 UNIT COMMERCIAL CONDO | | | BUILDING | 0 | 0 |
| N_Index | | T | COMPLEX FOR FY22. PLAN BK 685 PG 77+78 | | | DETACHED | 0 | 0 |
| | | E | | | | OTHER | 0 | 0 |
| | | | | | | TOTAL | 0 | 0 |

DETACHED

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

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

BUILDING

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

| | |
|------------|------|
| EFF.YR/AGE | |
| COND | |
| FUNC | |
| ECON | |
| DEPR | % GD |
| RCNLD | |