**Key: 704**

# Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 705

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| HAGLOF ALAN W<br>C/O HAGLOF ALAN W TRS<br>1 DRIFTWOOD LN<br>SAGAMORE BEACH, MA 02562 | 4.3-114-0 | 1 DRIFTWOOD LN |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| HAGLOF ALAN W TRS | 08/08/2023 | F | 10 | (233650) |
| HAGLOF ALAN W | 08/24/1998 | A | 15,000 | (149831) |

| CLASS | CLASS% | DESCRIPTION | BN ID | BN | CARD |
|---|---|---|---|---|---|
| 1010 | 100 | SINGLE FAMILY | | 1 | 1 of 1 |

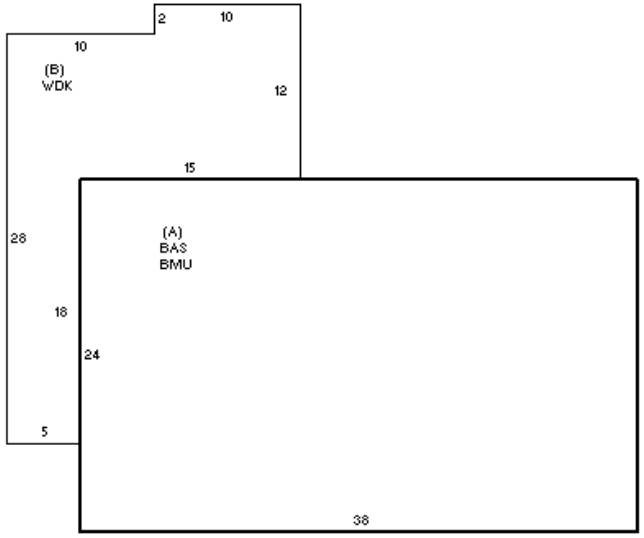
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| | | | | | | | | |

## LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N_Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 13,000 | 1 1.00 | 100 1.00 | 100 1.00 | 235,700 | 2.47 | A 1.00 | R03 1.00 | | | 174,030 |

| TOTAL | 12,981 SF | ZONING | 1 | FRNT | 100 |
|---|---|---|---|---|---|
| Nbhd | N SAG | NOTE | | | |
| Infl1 | AVG | | | | |
| N_Index | AVG | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 174,000 | 154,000 |
| BUILDING | 174,700 | 154,600 |
| DETACHED | 1,200 | 1,200 |
| OTHER | 0 | 0 |
| TOTAL | **349,900** | **309,800** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|
| SHF | A 1.00 | 50 0.50 | 8 X 12 | | 96 | 16.90 | 800 |
| SHF | A 1.00 | 50 0.50 | 6 X 8 | | 48 | 17.61 | 400 |

PHOTO 07/10/2008

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 1 | 0.95 | RANCH [100%] |
| QUALITY | A | 1.00 | AVERAGE [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| | | |
|---|---|---|
| MEASURE | 7/14/2021 | NMP |
| LIST | 6/19/2020 | EST |
| REVIEW | 6/19/2020 | RP |

| YEAR BLT | 1970 | SIZE ADJ | 1.020 |
|---|---|---|---|
| NET AREA | 912 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $246 | OVERALL | 0.950 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1 | 1.00 |
| ROOMS | 7 | 1.00 |
| BEDROOMS | 3 | 1.00 |
| BATHROOMS | 2 | 1.00 |
| FIXTURES | 8 | 1.00 |
| GARAGE CAPACITY | 0 | 1.00 |
| % BSMT FINISH | 74 | 1.00 |
| # OF HALF BATHS | 0 | 1.00 |
| # OF UNITS | 1 | 1.00 |

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 |
| EXT COVER | 4 | VINYL | 1.00 |
| ROOF SHAPE | 1 | GABLE | 1.00 |
| ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 |
| FLOOR COVER | 1 | HARDWOOD | 1.02 |
| INT. FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOLING | 5 | ELECTRIC BB | 0.98 |
| FUEL SOURCE | 3 | ELECTRIC | 1.00 |
| USE | 0 | | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| A | BMU | N | BSMT UNFINISHED | 912 | | 35.33 | 32,225 |
| A | BAS | L | BASE AREA | 912 | 1970 | 192.16 | 175,248 |
| B | WDK | N | WOOD DECK | 310 | | 20.70 | 6,417 |
| | FIX | O | XTRA FIXTURES | 3 | | 2,063.63 | 6,191 |
| | MST | O | MAS/METAL STACK | 1 | | 3,867.30 | 3,867 |

| TOTAL RCN | 223,948 |
|---|---|

| CONDITION ELEM | CD |
|---|---|
| EXTERIOR | G |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | A |
| HEAT | A |
| ELECT | A |

| EFF.YR/AGE | 1997 / 25 | | |
|---|---|---|---|
| COND | 22 | 22 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 22 | % GD | 78 |
| RCNLD | | | $174,700 |