

Key: 7268

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.421

LEGALS

| CURRENT OWNER   |  |  |  | PARCEL ID  |   |            |              | LOCATION    |  |  |  |
|---|--|--|--|------------|---|------------|--------------|-------------|--|--|--|
| DEGAN DONALD M<br>6 SHERRY LANE<br>POCASSET, MA 02559 |  |  |  | 34.2-55-10 |   |            |              | 6 SHERRY LN |  |  |  |
| TRANSFER HISTORY                                      |  |  |  | DOS        | T | SALE PRICE | BK-PG (Cert) |             |  |  |  |
| DEGAN DONALD M  |  |  |  | 07/13/2000 | P | 55,000     | 13126-250    |             |  |  |  |
| ANDERSON MARY M TR                                    |  |  |  | 12/11/1998 | X |            | 11905-293    |             |  |  |  |

| 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    | %   |
| 200480 | 08/08/2000 | 1             | NEW CONSTRU | 123,650 | 01/02/2002 | TL | 100    | 100 |

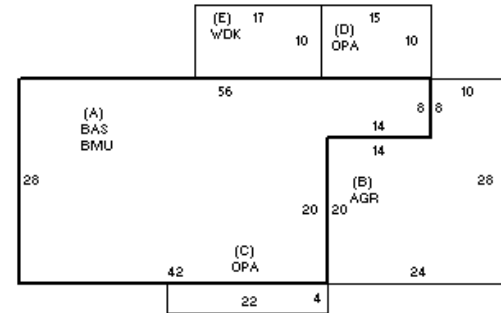
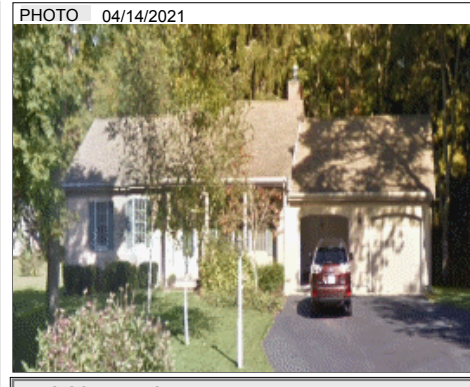
LAND

| CD  | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi     | VC   | CREDIT AMT | ADJ VALUE |     |      |  |  |  |  |  |  |  |  |         |
|-----|---|----------|------|-------|---------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|--|--|--|--|--|--|---------|
| 100 | S | 26,790   | 9    | 1.00  | 100     | 1.00     | 100 | 1.00 | 235,700 | 1.35 | A          | 1.00      | R04 | 1.00 |  |  |  |  |  |  |  |  | 195,670 |

|         |           |        |          |         |         |          |         |          |
|---------|-----------|--------|----------|---------|---------|----------|---------|----------|
| TOTAL   | 26,789 SF | ZONING | 1        | FRNT    | 0       | ASSESSED | CURRENT | PREVIOUS |
| Nbhd    | MO BCH    | NOTE   | LAND     | 195,700 | 173,200 |          |         |          |
| Infl1   | AVG       |        | BUILDING | 287,800 | 257,800 |          |         |          |
| N_Index | AVG       |        | DETACHED | 0       | 0       |          |         |          |
|         |           |        | OTHER    | 0       | 0       |          |         |          |
| TOTAL   |           |        | 483,500  | 431,000 |         |          |         |          |

DETACHED

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



BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 4/14/2021 | RP  |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 4/14/2021 | EST |
| STYLE    | 1  | 0.95 | RANCH [100%]      | REVIEW  | 4/14/2021 | RP  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |     |

BLDG COMMENTS

G

| YEAR BLT        | 2000  | SIZE ADJ   | 1.015 | ELEMENT         | CD  | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN | 346,797 |
|-----------------|-------|------------|-------|-----------------|-----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|-----------|---------|
| NET AREA        | 1,288 | DETAIL ADJ | 1.000 | FOUNDATION      | 4   | FLR/WALL(FULL) | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,288 |      | 31.45     | 40,511  |           |         |
| \$NLA(RCN)      | \$269 | OVERALL    | 0.970 | EXT COVER       | 4   | VINYL          | 1.00 | A | BAS | L | BASE AREA       | 1,288 | 2000 | 185.08    | 238,380 |           |         |
| CAPACITY        |       |            |       | UNITS           | ADJ | ROOF SHAPE     | 1.00 | B | AGR | N | ATT GARAGE      | 560   |      | 60.85     | 34,076  |           |         |
| STORIES         | 1     | 1.00       |       | ROOF COVER      | 1   | ASPH/COMP SHIN | 1.00 | + | OPA | N | OPEN PORCH      | 238   |      | 57.94     | 13,791  |           |         |
| ROOMS           | 6     | 1.00       |       | FLOOR COVER     | 1   | HARDWOOD       | 1.02 | E | WDK | N | WOOD DECK       | 170   |      | 34.44     | 5,854   |           |         |
| BEDROOMS        | 3     | 1.00       |       | INT. FINISH     | 2   | DRYWALL        | 1.00 |   | F11 | O | FPL 1S 1OP      | 1     |      | 7,894.10  | 7,894   |           |         |
| BATHROOMS       | 2     | 1.00       |       | HEATING/COOLING | 1   | FORCED AIR     | 1.00 |   | FIX | O | XTRA FIXTURES   | 3     |      | 2,096.77  | 6,290   |           |         |
| BATHROOMS       | 2     | 1.00       |       | FUEL SOURCE     | 2   | GAS            | 1.00 |   |     |   |                 |       |      |           |         |           |         |
| FIXTURES        | 8     | 1.00       |       | USE             | 0   |                | 1.00 |   |     |   |                 |       |      |           |         |           |         |
| GARAGE CAPACITY | 2     | 1.00       |       |                 |     |                |      |   |     |   |                 |       |      |           |         |           |         |
| % BSMT FINISH   | 0     | 1.00       |       |                 |     |                |      |   |     |   |                 |       |      |           |         |           |         |
| # OF HALF BATHS | 0     | 1.00       |       |                 |     |                |      |   |     |   |                 |       |      |           |         |           |         |
| # OF UNITS      | 1     | 1.00       |       |                 |     |                |      |   |     |   |                 |       |      |           |         |           |         |

| CONDITION ELEM | CD         |
|----------------|------------|
| EXTERIOR       | A          |
| INTERIOR       | A          |
| KITCHEN        | A          |
| BATHS          | A          |
| HEAT           | A          |
| ELECT          | A          |
| EFF.YR/AGE     | 2002 / 20  |
| COND           | 17 17 %    |
| FUNC           | 0          |
| ECON           | 0          |
| DEPR           | 17 % GD 83 |
| RCNLD          | \$287,800  |