

Key: 7302

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.456

LEGAL LAND

CURRENT OWNER						PARCEL ID				LOCATION			
ONSET COMPUTER CORPORATION P O BOX 3450 POCASSET, MA 02559-3450						35.0-6-0				470 MACARTHUR BLVD			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)				
ONSET COMPUTER CORPORATIO						09/03/1997	G	1,100,000	10931-80				
BOURNE PARTNERS LIMITED						08/11/1994	L	810,000	N/A-N/A				
RESOLUTION TRUST CORPORAT						08/11/1994	B	10	N/A-N/A				
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	81,200	C-5	1.00	100	614,925	1.00	A	1.00	75	1.35	1,146,280	
203	A	2,000	C-5	1.00	100	215,325	1.00	A	1.00	75	1.35	430,650	
303	A	3,706	C-5	1.00	100	30,780	1.00	A	1.00	75	1.35	114,070	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
4000	100	BLDGS FOR MANUF OPS			6	1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
16542	06/27/2016	7	SIGN	21,450	04/04/2018	KT	100 100
13597	09/09/2013	3	ALT/RENO	225,000			100 100
12009	01/08/2012	3	ALT/RENO	175,885	07/18/2012	JB	0 100
11785	12/20/2011	14	SOLAR	671,674	07/18/2012	JB	0 100
10563	09/21/2010	3	ALT/RENO		10/26/2011	JB	0 100

DETACHED

TOTAL	7.570 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E Roof solar panels installed in 2012, per avail info panels owned by Onset Comp, power used only on-site, solar tax-exempt until 2032	LAND		1,691,000	1,626,000	
Infl1	AVG		BUILDING		1,646,400	1,437,700	
N_Index	AVG		DETACHED		97,500	90,200	
			OTHER		0	0	
			TOTAL		3,434,900	3,153,900	

BUILDING

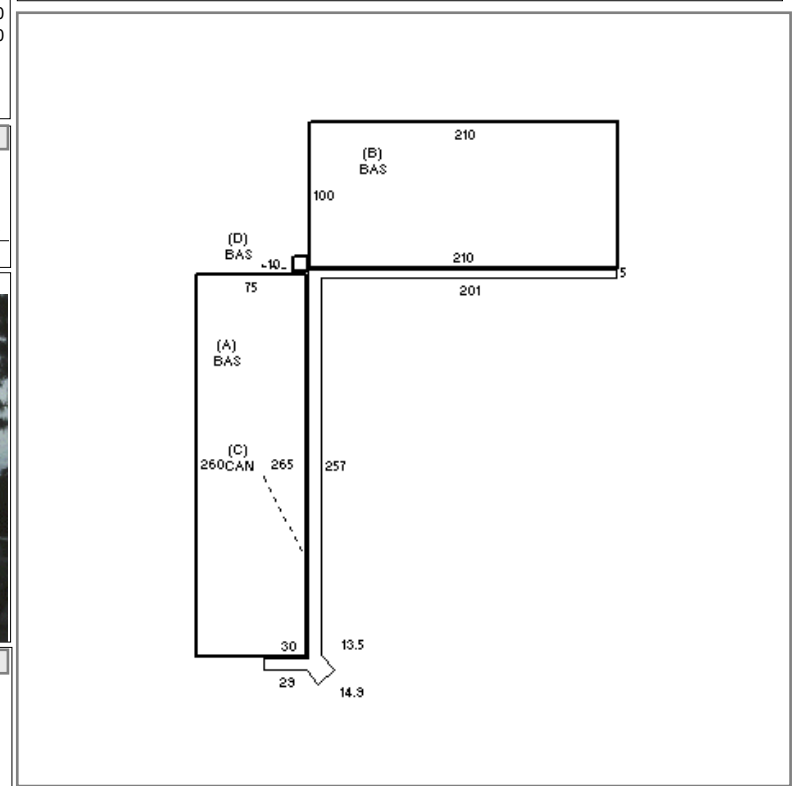
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SP2	S	3.00	10 0.90	8 X 8	64	326.10	18,800
LH2	A	1.00	50 0.50		7	1,328.60	4,700
LH1	A	1.00	50 0.50		2	845.50	800
PAV	A	1.00	50 0.50		122,000	1.20	73,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/2/2019	RP
MODEL	5		CIM-5	LIST	7/2/2019	EST
STYLE	66	0.95	RESEARCH & DEV [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			

BLDG COMMENTS



YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	40,600	DETAIL ADJ	0.929	FOUNDATION	2	SLAB	1.00
\$NLA(RCN)	\$49	OVERALL	1.015	EXT. COVER	15	CC - BLOCK	0.98
CAPACITY				ROOF SHAPE	4	FLAT/SHED	0.98
STORIES	1	ADJ	1.00	ROOF COVER	8	TAR & GRAVEL	1.00
% HEATED	100		1.00	FLOOR COVER	3	W/W CARPET	1.00
% AIR COND	100		1.03	INT. FINISH	2	DRYWALL	1.00
% SPINKLERS	100		1.02	HEATING/COOL	9	WARM/COOL AIR	1.00
				FUEL SOURCE	2	GAS	1.00
				NAF	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	40,500	1987	48.21	1,952,406
C	CAN	N	CANOPY	3,836		13.19	50,616
D	BAS	L	BASE AREA	100	1987	48.21	4,821

TOTAL RCN	2,007,844	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			G
CDN/APP			G
EFF.YR/AGE	2004 / 18		
COND	18 18 %		
FUNC	0		
ECON	0		
DEPR	18 % GD 82		
RCNLD	\$1,646,400		