

Key: 7315

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.468

LEG  
A  
L  
L  
A  
N  
D

CURRENT OWNER				PARCEL ID				LOCATION			
RBMCM REALTY HOLDINGS LLC 31 HIGHLAND ST MASHPEE, MA 02649				35.0-12-0				1 KATIE MARIE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RBMCM REALTY HOLDINGS LLC				01/27/2006	QS	570,000 (179136)					
BEVILACQUA ROBERT J				12/29/2004	B	140,000 (175481)					
MACARTHUR TECHNOLOGY PARK				03/25/2004	G	862,500 (172472)					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
3250	100	SM RETAIL/SERV STORE				1	1 of 1
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
19092	02/12/2019	7	SIGN	2,488	07/02/2019	RP	100 100
06007	01/06/2006	1	NEW CONSTRUC		11/10/2008	DB	0 100
02585	09/04/2002	7	SIGN				100 100
200449	07/18/2000	7	SIGN	240	06/12/2001	EB	100 100
990282	05/27/1999	7	SIGN	1,000	01/24/2000	EB	100 100

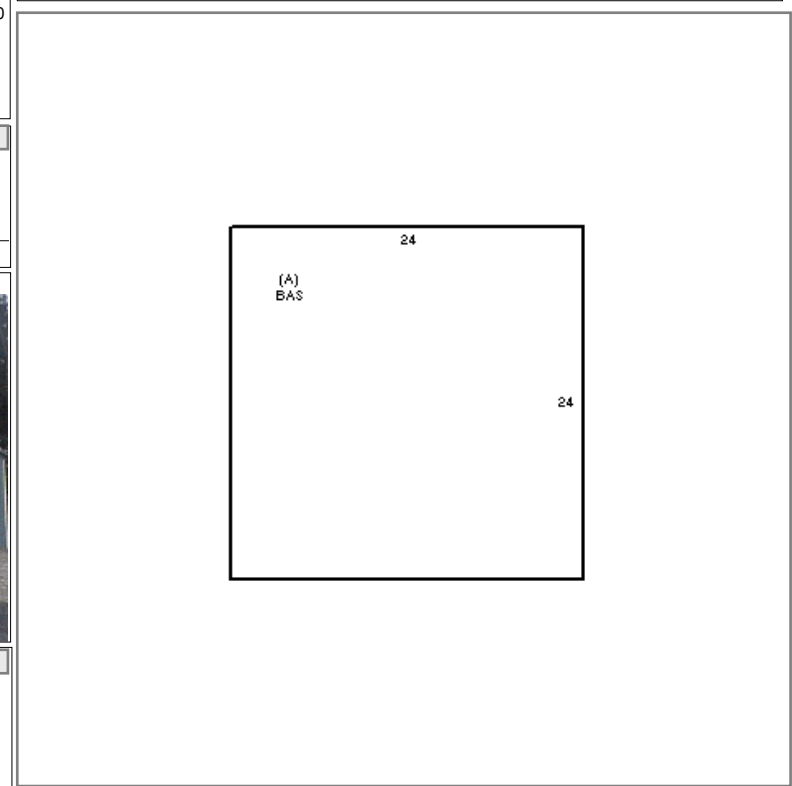
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
103	S	40,000	C-5	1.00	100	1.00	100	1.00	614,925	1.04	A	1.00	75	1.35	588,780
303	A	0.010	C-5	1.00	100	1.00	100	1.00	30,780	1.00	A	1.00	75	1.35	310

TOTAL	40,414 SF	ZONING	6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N For Sale - Sea Watch Realty - 10/02 - \$1,000,000 - O Subdivision into 6 lots approved by PlanningBd : 3/04 - T Sold for \$865,000/AKA 480 MacArthur E	LAND	589,100	566,500			
Infl1	AVG		BUILDING	68,600	66,700			
N_Index	AVG		DETACHED	7,300	6,900			
			OTHER	0	0			
			TOTAL	665,000	640,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SW2	G	1.20	20 0.80 4 X 4	2019	16	26.16	300
LH1	A	1.00	50 0.50		3	845.50	1,300
SHF	G	1.20	10 0.90 12X30	2008	360	17.71	5,700



BUILDING	CD	ADJ	DESC	MEASURE	7/2/2019	RP
MODEL	5		CIM-5	LIST	7/2/2019	RP
STYLE	17	1.40	RETAIL SM [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



D  
E  
T  
A  
C  
H  
E  
D

B  
U  
I  
L  
D  
I  
N  
G

YEAR BLT	2007	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	80,682
NET AREA	576	DETAIL ADJ	1.303	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	576	2007	140.07	80,682		
\$NLA(RCN)	\$140	OVERALL	1.000	EXT. COVER	10	VERT. BOARD	1.00										
CAPACITY				ROOF SHAPE	1	GABLE	1.00										
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH/CMP SHIN	1.00										
% HEATED	100		1.00	FLOOR COVER	1	HARDWOOD	1.00										
% AIR COND	0		1.00	INT. FINISH	2	DRYWALL	1.00										
% SPINKLERS	0		1.00	HEATING/COOL	5	ELECTRIC BB	0.98										
				FUEL SOURCE	2	GAS	1.00										
				NAF	0		1.00										

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A

EFF.YR/AGE	2007 / 15
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$68,600