

Key: 7337

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.488

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|-----------|----|------------|--------------|-------------------|--|--|--|
| AUSTIN CHARLES W PO BOX 1088 POCASSET, MA 02559-1088 | | | | 35.0-34-0 | | | | 48 VALLEY BARS RD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| AUSTIN CHARLES W | | | | | XX | | (60318) | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|--------|--------------------|------|--------|-------|----|--------|---|
| 1320 | 100 | UNDEVELOPABLE LAND | | | | | 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 | |
|-----|---|----------|------|-------|---------|----------|------|--------|------|----|------------|-----------|-------|
| 300 | A | 0.507 9 | 1.00 | 100 | 1.00 | 100 | 1.00 | 16,300 | 1.00 | A | 1.00 | R04 1.00 | 8,260 |

| | | | | | | | | |
|---------|-----------|------------------|--|-------|-------|----------|---------|----------|
| TOTAL | 22,085 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | MO BCH | N O T E | PAPER STREET-40K SF NEEDED TO MAKE LOT BUILDABLE | | | LAND | 8,300 | 7,300 |
| Infl1 | AVG | | BUILDING | 0 | 0 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 8,300 | 7,300 | | | |

DETACHED

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

BUILDING

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

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



| CAPACITY | UNITS | ADJ |
|----------|-------|-----|
| | | |

| | |
|----------------|------|
| TOTAL RCN | |
| CONDITION ELEM | CD |
| | |
| EFF.YR/AGE | |
| COND | |
| FUNC | |
| ECON | |
| DEPR | % GD |
| RCNLD | |