

Key: 7370

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.525

LEGAL

LAND

DETACHED

BUILDING

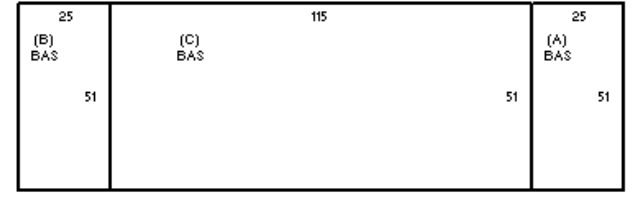
CURRENT OWNER				PARCEL ID				LOCATION			
CRE REALTY INC PO BOX 1197 POCASSET, MA 02559				35.0-89-0				5 BENJAMIN NYE CIR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CRE REALTY INC				03/24/2014	N		()				
COUNTRY RIDGE ESTATES				05/15/2003	F		()				
DONOVAN THOMAS E				01/30/2003	N	105,000	()				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3160	100	OTHR STORAGE.WAREHSE			6	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
12513	08/02/2012	3	ALT/RENO	100,000			100	100
03383	06/16/2003	1	NEW CONSTRUC	200,000	06/16/2004	MJ	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	455,500	1.04	A	1.00	55	1.00	436,130
303	A	0.022	C-5	1.00	100	22,800	1.00	A	1.00	55	1.00	500

TOTAL	40,946 SF	ZONING	6	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	NOTE	LAND	436,600	419,900			
Infl1	AVG		BUILDING	324,600	290,200			
N_Index	AVG		DETACHED	6,400	5,800			
			OTHER	0	0			
			TOTAL	767,600	715,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	50 0.50	130 X70+30 X	2004	10,630	1.20 6,400



BUILDING	CD	ADJ	DESC	MEASURE	7/2/2019	RP
MODEL	5		CIM-5	LIST	7/2/2019	RP
STYLE	63	0.86	LIGHT MANUF. [70%]	REVIEW		
QUALITY	G	1.10	GOOD [100%]			
FRAME	4	0.98	METAL [100%]			

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	8,415	DETAIL ADJ	0.759	FOUNDATION	2	SLAB	1.00	+	BAS	L	BASE AREA	2,550	2004	47.04	119,946
\$NLA(RCN)	\$47	OVERALL	1.015	EXT. COVER	19	PREFAB METAL	1.00	C	BAS	L	BASE AREA	5,865	2004	47.04	275,876
CAPACITY				ROOF SHAPE	1	GABLE	1.00								
STORIES	1	ADJ	1.00	ROOF COVER	10	METAL	1.00								
% HEATED	100		1.00	FLOOR COVER	9	CONCRETE	0.95								
% AIR COND	30		1.01	INT. FINISH	6	MINIMUM	0.95								
% SPINKLERS	100		1.02	HEATING/COOL	15	SUSPENDED	0.95								
				FUEL SOURCE	2	GAS	1.00								
				NAF	0		1.00								

TOTAL RCN	395,822
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
CDN/APP	A
EFF.YR/AGE	2004 / 18
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$324,600