Key: 738

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 739

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DOUGLAS GEORGE JR TR OF G & K REALTY TRUST PO BOX 1567 SAGAMORE BEACH, MA 02562-1567	4.3-144-0	12 NAUSETT RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DOUGLAS GEORGE JR TR OF	10/22/2008	F	100	23224-224
DOUGLAS GEORGE JR AND	09/16/1998	QS	179,900	11702-255
GLAZER, GEORGE W., JR.	11/22/1989	QS	64,000	N/A-N/A

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	%
904390	02/13/1990	1	NEW CONSTRUC	85,000	08/26/1991	HS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,406	1 1.00	100 1.00	100 1.00	246,307	1.62	05 0.95	R04 1.10			195,630

TOTAL	21,388 SF	ZONING	1	FRNT	125

Nbhd	N SAG
Infl1	AVG
N_Index	AVG

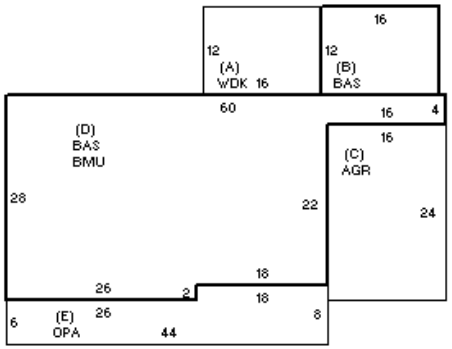
NOTE: TOPO ADJUSTMENT TO LAND FOR WATER
EASEMENT ON PROPERTY

ASSESSED	CURRENT	PREVIOUS
LAND	195,600	173,100
BUILDING	301,200	266,600
DETACHED	0	0
OTHER	0	0
TOTAL	**496,800**	**439,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/19/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/22/2021	NMP
LIST	6/19/2020	EST
REVIEW	6/19/2020	RP

YEAR BLT	1990	SIZE ADJ	1.015
NET AREA	1,452	DETAIL ADJ	1.000
$NLA(RCN)	$256	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	13	HARDWOOD-W/W	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	WDK	N	WOOD DECK	192		35.15	6,749
+	BAS	L	BASE AREA	1,452	1990	184.34	267,668
C	AGR	N	ATT GARAGE	384		70.14	26,932
D	BMU	N	BSMT UNFINISHED	1,260		32.10	40,448
E	OPA	N	OPEN PORCH	300		59.14	17,742
	F11	O	FPL 1S 1OP	1		8,056.90	8,057
	FIX	O	XTRA FIXTURES	2		2,139.85	4,280

TOTAL RCN 371,875

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE 2000 / 22

COND	19	19 %	
FUNC	0		
ECON	0		
DEPR	19	% GD	81

RCNLD $301,200