

Key: 75

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 73

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
<b>RIOLES PAUL D &amp; SUSAN GARVIN RIOLES</b> 23 SHEPPARD ROAD SAGAMORE BEACH, MA 02562				1.4-59-0				23 SHEPPARD RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				RIOLES PAUL D & DALY SUSAN TR OF THE				05/17/2017	P	275,000	30494-26	
						02/17/1993	XX	8447-319				


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	%
18742	08/29/2018	1	NEW CONSTRUC	700,000	02/05/2020	TL	100	100
		12	CYCLICAL		08/21/2017	BC	100	100

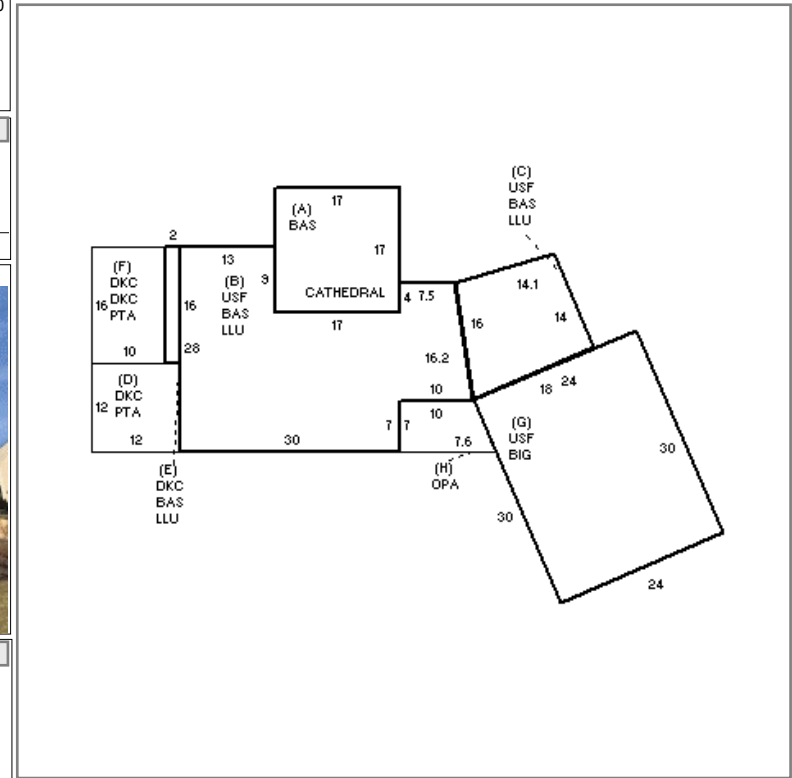
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	15,000	1	1.00	100	1.00	100	1.00	388,905	2.18	A	1.00	BAV	1.65		292,320
300	A	0.627	1	1.00	100	1.00	100	1.00	26,895	1.00	OS	1.00	BAV	1.65		16,860

TOTAL	14,985 SF	ZONING	1	FRNT	159	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E Map 1.4 Parcels 28, 28.1, 28.2 & 28.3 =open space; 8/2017- adj lpi r04 as limited waterview BC	LAND	309,200	273,600			
Infl1	AVG		BUILDING	672,800	601,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>			<b>TOTAL</b>	<b>982,000</b>	<b>875,000</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/15/2021
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/11/2022	NMP
MODEL	1		RESIDENTIAL	LIST	4/18/2019	RP
STYLE	5	1.00	COLONIAL [100%]	REVIEW	1/15/2021	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2018	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	679,584
NET AREA	3,171	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BAS	L	BASE AREA	1,386	2018	214.07	296,701		
\$NLA(RCN)	\$214	OVERALL	1.090	EXT COVER	1	WOOD SHINGLE	1.02	+	LLU	N	LOWER LEVEL UNF	1,097		36.49	40,025		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,785	2018	118.40	211,338		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	PTA	N	PATIO	304		15.49	4,708		
				FLOOR COVER	1	HARDWOOD	1.02	+	DKC	N	DECK-COMPOSITE	496		71.50	35,465		
				INT. FINISH	2	DRYWALL	1.00	G	BIG	N	BUILT-IN GARAGE	720		83.98	60,468		
				HEATING/COOLING	11	HT WATER CL AIR	1.05	H	OPA	N	OPEN PORCH	81		81.84	6,629		
				FUEL SOURCE	2	GAS	1.00	FIX	O	O	XTRA FIXTURES	10		2,425.14	24,251		
				USE	0		1.00										

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

EFF.YR/AGE	2019 / 3
COND	2 2 %
FUNC	0
ECON	0
DEPR	1 % GD 99

RCNLD	\$672,800
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