Key: 7594

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,750

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CAMPBELL TEAGUE **790 MACARTHUR BLVD** **POCASSET, MA 02559**	**35.2-41-0**	**3 BRIGGS AVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CAMPBELL TEAGUE	06/02/2011	QS	180,000	25486-243
SMITH JOHN A	02/16/2006	F	1	20743-349
SMITH JOHN A &	06/22/1979	QS	42,000	2939-169

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	%
		13	OTHER				100	100

LAND

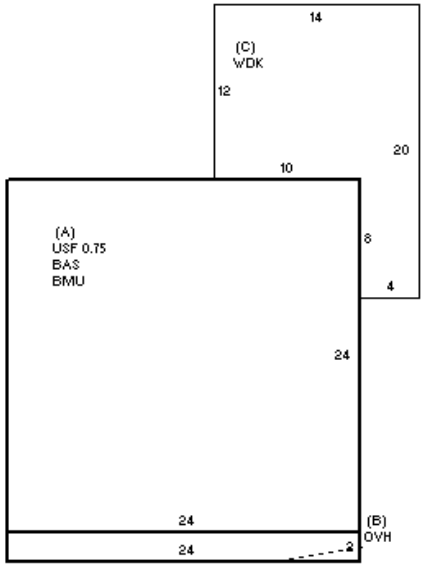
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,300	9 1.00	100 1.00	100 1.00	235,700	2.28	A 1.00	R04 1.00			176,060

TOTAL	14,288 SF	ZONING	1	FRNT	0

Nbhd	MO BCH
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	176,100	155,800
BUILDING	188,800	167,100
DETACHED	0	0
OTHER	0	0
TOTAL	**364,900**	**322,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/26/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/26/2008	JH
LIST	8/26/2008	EST
REVIEW	3/6/2017	TL

YEAR BLT	1979	SIZE ADJ	1.015
NET AREA	1,056	DETAIL ADJ	1.000
$NLA(RCN)	$232	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	7	1.00
GARAGE CAPACITY	0	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	6	SALTBOX	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	576		49.53	28,526
A	BAS	L	BASE AREA	576	1979	233.62	134,565
A	USF	L	UPPER STORY FIN	432	1979	118.38	51,142
B	OVH	L	OVERHANG	48	1979	194.85	9,353
C	WDK	N	WOOD DECK	200		37.63	7,526
	F21	O	FPL 2S 1OP	1		9,477.60	9,478
	FIX	O	XTRA FIXTURES	2		2,291.15	4,582

TOTAL RCN	245,172

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

EFF.YR/AGE	1996 / 26	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD		$188,800