Key: 8213

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8,373

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
OHANLON MICHAEL J & ANNE **21 HATHAWAY CIRCLE** **ARLINGTON, MA 02476**	**38.3-240-0**	**386 BARLOWS LANDING RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
OHANLON MICHAEL J & ANNE	07/07/2004	N	250,000	18802-172
ATKINSON GEORGE E &		XX		03100-0227

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	%
EXB-23-608	10/16/2023	3	ALT/RENO	20,000			0	0
EXB-23-509	08/28/2023	3	ALT/RENO	20,000			100	100
B-20-321	10/27/2020	8	POOL	100,000	04/27/2022	TL	100	100
04497	07/06/2004	3	ALT/RENO				100	100
940623	12/29/1994	3	ALT/RENO	4,050	05/16/1995	PAM	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,000	11 1.00	100 1.00	100 1.00	247,485	1.58	A 1.00	R06 1.05			197,550

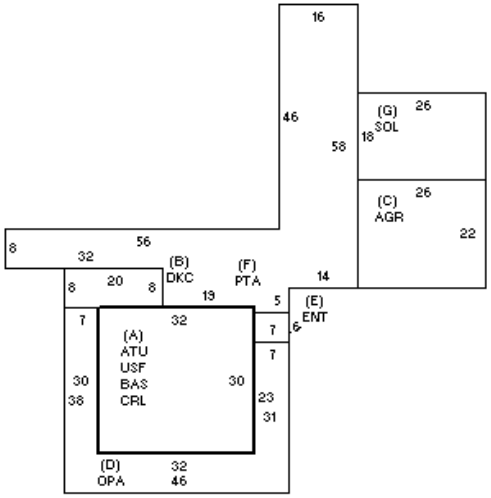
TOTAL	21,998 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	197,600	174,800
BUILDING	566,300	501,100
DETACHED	35,200	46,300
OTHER	0	0
TOTAL	**799,100**	**722,200**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	E 1.90	10 0.90	20 X 40	2021	800	48.88	35,200

PHOTO 05/23/2022



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	9	1.20	ANTIQUE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/14/2021	RP
LIST	5/23/2022	EST
REVIEW	8/2/2023	TL

YEAR BLT	1800	SIZE ADJ	1.010
NET AREA	1,920	DETAIL ADJ	1.000
$NLA(RCN)	$369	OVERALL	1.290

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	3	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	4	VINYL	1.00
ROOF SHAPE	2	HIP	1.02
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	960		27.84	26,726
A	BAS	L	BASE AREA	960	1800	271.29	260,438
A	USF	L	UPPER STORY FIN	960	1800	147.27	141,379
A	ATU	N	ATTIC UNF	960		56.57	54,306
B	DKC	N	DECK-COMPOSITE	160		85.90	13,743
C	AGR	N	ATT GARAGE	572		84.55	48,363
D	OPA	N	OPEN PORCH	739		80.51	59,499
E	ENT	N	ENCLOSED ENTRY	42		115.63	4,857
F	PTA	N	PATIO	1,583		18.60	29,447
G	SOL	N	SOLARIUM	468		117.98	55,214
	CPC	O	CAPE CELLAR	1		5,165.70	5,166
	FIX	O	XTRA FIXTURES	3		2,913.47	8,740

TOTAL RCN	707,878

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

EFF.YR/AGE	1999 / 23		
COND	20	20 %	
FUNC	0	uc	
ECON	0		
DEPR	20	% GD	80
RCNLD			$566,300