

Key: 875

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 873

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION					
BUCHANAN JOAN L TRS BOBBY BUCHANAN FAMILY TRUST PO BOX 494 SAGAMORE BEACH, MA 02562				4.4-132-5				150 PHILLIPS RD					
				TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)	
				BUCHANAN JOAN L TRS BOBBY				07/11/2019	F	1 32148-223			
BUCHANAN BOBBY L & JOAN T				11/09/2017	F	1 30888-25-37							
BUCHANAN BOBBY L				11/09/2017	F	1 30888-25							

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	%
H755	09/30/2020	15	INSULATE/WEA				100	100
191069	11/20/2019	15	INSULATE/WEA	1,707			100	100
		13	OTHER		07/31/2017	TL	100	100
980090	03/03/1998	2	ADDITIONS	15,000	01/19/1999	JS	100	100
970530	10/16/1997	3	ALT/RENO	20,000	06/20/2000	TL	100	100

LAND

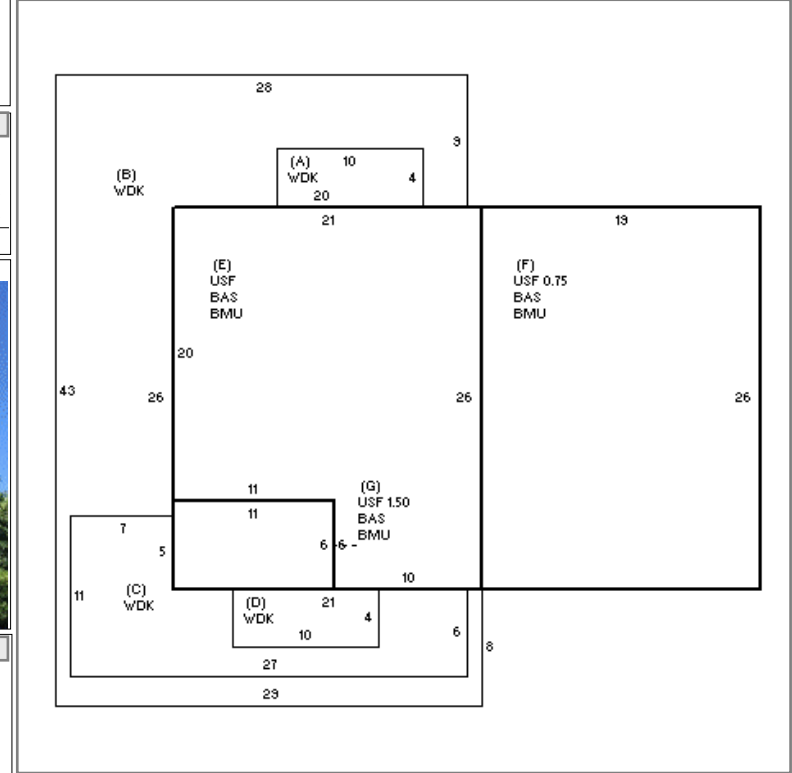
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	28,395 1	1.00	100	1.00	100	1.00	848,520	1.29	A	1.00	BVG 3.60	713,460
TOTAL		28,401 SF	ZONING	1	FRNT	114	ASSESSED		CURRENT	PREVIOUS			
Nbhd	N SAG	N O T E				Also frontage on Pilgrim		LAND	713,500	631,400			
Infl1	AVG					BUILDING	330,500	292,500					
N_Index	AVG					DETACHED	0	0					
								OTHER	0	0			
								TOTAL	1,044,000	923,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO	07/28/2017
BLDG COMMENTS	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/4/2022	NMP
MODEL	1		RESIDENTIAL	LIST	7/31/2017	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	7/31/2017	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

UNIT

YEAR BLT	1980	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	440,690
NET AREA	1,990	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	WDK	N	WOOD DECK	969		25.03	24,250	TOTAL RCN	440,690
\$NLA(RCN)	\$221	OVERALL	1.160	EXT COVER	1	WOOD SHINGLE	1.02	+	BMU	N	BSMT UNFINISHED	1,040		42.72	44,431	CONDITION ELEM	CD
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,040	1980	224.91	233,904	EXTERIOR	F
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	USF	L	UPPER STORY FIN	950	1980	126.12	119,817	INTERIOR	A
				FLOOR COVER	1	HARDWOOD	1.02		F22	O	FPL 2S 2OP	1		10,803.30	10,803	KITCHEN	A
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	3		2,495.13	7,485	BATHS	A
				HEATING/COOLING	2	HOT WATER	1.02									HEAT	A
				FUEL SOURCE	1	OIL	1.00									ELECT	A
				USE	0		1.00										
CAPACITY		UNITS	ADJ														
STORIES		2.5	1.00														
ROOMS		6	1.00														
BEDROOMS		3	1.00														
BATHROOMS		2	1.00														
FIXTURES		8	1.00														
GARAGE CAPACITY		0	1.00														
% BSMT FINISH		0	1.00														
# OF HALF BATHS		0	1.00														
# OF UNITS		1	1.00														
																EFF.YR/AGE	1994 / 28
																COND	25 25 %
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$330,500