

Key: 886

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 885

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION							
ATKINS GERALD P, SR PO BOX 544 SAGAMORE BEACH, MA 02562				4.4-146-0				28 PILGRIM RD							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)								
ATKINS GERALD P, SR				02/13/2018	H	387,000	31081-120								
LUCIDO MARCIA W				03/15/2005	N		19616-164								
LUCIDO JOSEPH A &				01/08/2001	A	1	13473-133								
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	38,260	1	1.00	100	1.00	100	1.00	518,540	1.03	A	1.00	BA+ 2.20		470,070

LAND

TOTAL	38,246 SF	ZONING	1	FRNT	106	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	470,100	312,000
Infl1	AVG		BUILDING	526,900	466,200			
N_Index	AVG		DETACHED	9,700	7,800			
						OTHER	0	0
						TOTAL	1,006,700	786,000

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	50 0.50	16 X 32	512	29.72	7,600
SHF	+	1.10	50 0.50	10 X 10	100	18.59	900
PTD	+	1.10	50 0.50	EST	600	3.88	1,200

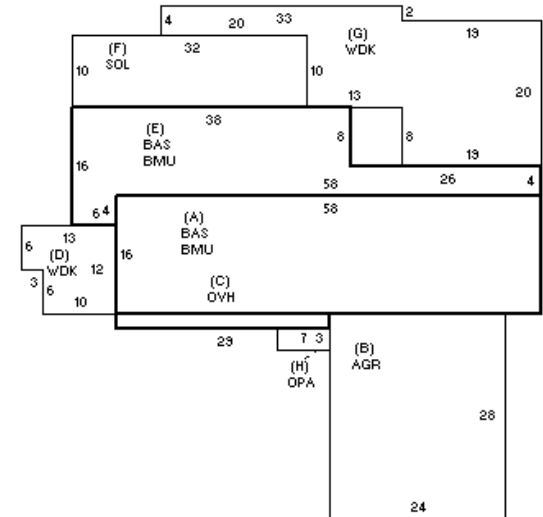


BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/4/2022	NMP
MODEL	1		RESIDENTIAL	LIST	3/28/2019	RP
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	3/30/2019	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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 %
18334	04/26/2018	3	ALT/RENO	16,000	03/28/2019	RP	100 100
02286	05/14/2002	6	FENCE	5,000	08/19/2003	TL	100 100



YEAR BLT	1985	SIZE ADJ	1.005
NET AREA	2,498	DETAIL ADJ	1.000
\$NLA(RCN)	\$270	OVERALL	1.150
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	10	1.00	
GARAGE CAPACITY	2	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	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	6	TILE	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,512		38.77	58,618
+	BAS	L	BASE AREA	1,512	1985	222.63	336,615
B	AGR	N	ATT GARAGE	672		70.55	47,408
C	OVH	L	OVERHANG	58	1985	219.78	12,747
+	WDK	N	WOOD DECK	780		25.92	20,219
F	SOL	N	SOLARIUM	320		104.66	33,490
H	OPA	N	OPEN PORCH	21		115.40	2,423
USF	L		UPPER STORY FIN	928	1985	130.64	121,231
USU	N		UPPER STORY UNF	336		56.84	19,097
F21	O		FPL 2S 1OP	1		10,690.10	10,690
FIX	O		XTRA FIXTURES	5		2,584.34	12,922

TOTAL RCN	675,460
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$526,900