Key: 9563

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,787

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MCGERIGLE MICHAEL J &	43.4-19-0	23 PARK ST
MARYANN M MCGERIGLE		
968 SHORE RD		
POCASSET, MA 02559		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MCGERIGLE MICHAEL J &	05/07/2021	QS	539,000	34091-176
GEORGE SHARON A	08/16/2013	T	205,000	()
MCCULLOCH LORRAINE M	09/27/2004	N		()

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	%
18803	09/19/2018	14	SOLAR	12,959			100	100
15726	08/20/2015	3	ALT/RENO		05/02/2018	TL	100	100
14627	07/30/2014	1	NEW CONSTRUC	240,000	06/26/2015	TL	100	100

LAND

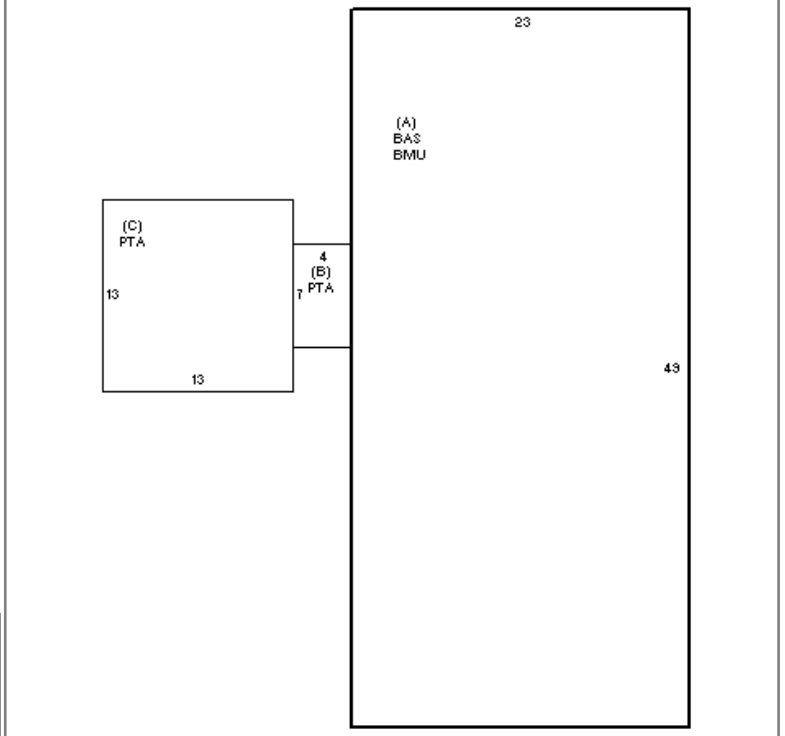
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,359	11 1.00	100 1.00	100 1.00	518,540	6.80	A 1.00	BA- 2.20			353,020

TOTAL	4,359 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	353,000	312,400
BUILDING	239,100	213,800
DETACHED	0	0
OTHER	0	0
TOTAL	**592,100**	**526,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 05/08/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/16/2022	RP
LIST	9/16/2022	EST
REVIEW	9/16/2022	RP

YEAR BLT	2014	SIZE ADJ	1.015
NET AREA	1,127	DETAIL ADJ	1.000
$NLA(RCN)	$223	OVERALL	0.930

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	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

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	35	W/W-VINYL	1.00
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	5	ELECTRIC BB	0.98
FUEL SOURCE	3	ELECTRIC	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,127		34.42	38,793
A	BAS	L	BASE AREA	1,127	2014	181.21	204,220
+	PTA	N	PATIO	197		13.32	2,624
	FIX	O	XTRA FIXTURES	3		2,010.30	6,031

TOTAL RCN	251,668

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

EFF.YR/AGE	2014 / 8		
COND	5	5 %	
FUNC	0		
ECON	0		
DEPR	5	% GD	95
RCNLD			$239,100