

Key: 9703

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.935

LEGAL

| CURRENT OWNER  |  |  |  | PARCEL ID                            |  |  |  | LOCATION     |         |            |              |  |
|--|--|--|--|--------------------------------------|--|--|--|--------------|---------|------------|--------------|--|
| DAMON JUDITH A &<br>KEVIN W LIMA<br>3 MICHAEL RD<br>POCASSET, MA 02559 |  |  |  | 44.0-44-0                            |  |  |  | 3 MICHAEL RD |         |            |              |  |
|  |  |  |  | TRANSFER HISTORY                     |  |  |  | DOS          | T       | SALE PRICE | BK-PG (Cert) |  |
|  |  |  |  | DAMON JUDITH A &<br>FLAHERTY HELEN T |  |  |  | 12/17/2012   | QS      | 255,000    | 26953-70     |  |
|  |  |  |  | 12/05/1988                           |  |  |  | QS           | 145,000 |            | 9928-33      |  |

| 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 %   |
| 16891  | 10/21/2016 | 3             | ALT/RENO  | 16,400 |            |        | 100 100 |
| 141009 | 11/19/2014 | 14            | SOLAR     | 4,000  |            |        | 100 100 |
| 13176  | 03/26/2013 | 10            | WOODSTOVE | 300    | 07/02/2013 |        | 100 100 |

LAND

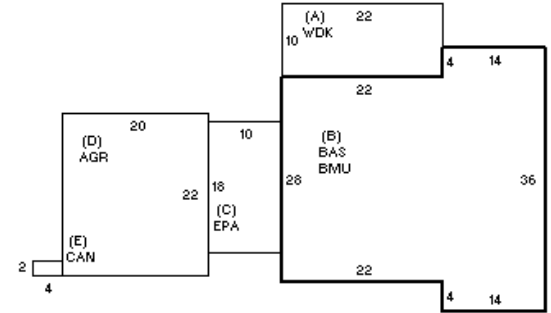
| CD  | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi     | VC   | CREDIT AMT | ADJ VALUE |     |      |  |  |         |
|-----|---|----------|------|-------|---------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|---------|
| 100 | S | 21,150   | 11   | 1.00  | 100     | 1.00     | 100 | 1.00 | 271,055 | 1.63 | A          | 1.00      | R08 | 1.15 |  |  | 214,840 |

| TOTAL   | 21,170 SF | ZONING | 1        | FRNT    | 0       | ASSESSED     | CURRENT        | PREVIOUS       |
|---------|-----------|--------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd    | POC       | NOTE   |          |         |         | LAND         | 214,800        | 181,900        |
| Infl1   | AVG       |        | BUILDING | 239,300 | 211,700 |              |                |                |
| N_Index | AVG       |        | DETACHED | 0       | 0       |              |                |                |
|         |           |        | OTHER    | 0       | 0       |              |                |                |
|         |           |        |          |         |         | <b>TOTAL</b> | <b>454,100</b> | <b>393,600</b> |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |

PHOTO 09/09/2008

BUILDING

| BUILDING | CD | ADJ  | DESC              | MEASURE | 9/9/2008 | SAL |
|----------|----|------|-------------------|---------|----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 9/9/2008 | SAL |
| STYLE    | 1  | 0.95 | RANCH [100%]      | REVIEW  | 5/3/2018 | TL  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |          |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |          |     |

| YEAR BLT   | 1984  | SIZE ADJ   | 1.015 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S   | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     |
|------------|-------|------------|-------|-----------------|----|----------------|------|-----|-----|---|-----------------|-------|------|-----------|---------|
| NET AREA   | 1,120 | DETAIL ADJ | 1.000 | FOUNDATION      | 3  | FOUN. WALL     | 1.00 | A   | WDK | N | WOOD DECK       | 220   |      | 24.97     | 5,494   |
| \$NLA(RCN) | \$267 | OVERALL    | 0.950 | EXT COVER       | 1  | WOOD SHINGLE   | 1.02 | B   | BMU | N | BSMT UNFINISHED | 1,120 |      | 35.16     | 39,381  |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | B   | BAS | L | BASE AREA       | 1,120 | 1984 | 185.10    | 207,316 |
|            |       |            |       | ROOF COVER      | 1  | ASPH/COMP SHIN | 1.00 | C   | EPA | N | ENCLOSED PORCH  | 180   |      | 71.16     | 12,808  |
|            |       |            |       | FLOOR COVER     | 3  | W/W CARPET     | 1.00 | D   | AGR | N | ATT GARAGE      | 440   |      | 59.60     | 26,222  |
|            |       |            |       | INT. FINISH     | 2  | DRYWALL        | 1.00 | E   | CAN | N | CANOPY          | 8     |      | 14.95     | 120     |
|            |       |            |       | HEATING/COOLING | 5  | ELECTRIC BB    | 0.98 | F11 | O   |   | FPL 1S 1OP      | 1     |      | 7,731.40  | 7,731   |
|            |       |            |       | FUEL SOURCE     | 3  | ELECTRIC       | 1.00 |     |     |   |                 |       |      |           |         |
|            |       |            |       | USE             | 0  |                | 1.00 |     |     |   |                 |       |      |           |         |

| TOTAL RCN            | 299,072    |
|----------------------|------------|
| CONDITION ELEM CD    |            |
| EXTERIOR             | G          |
| INTERIOR             | A          |
| KITCHEN              | A          |
| BATHS                | A          |
| HEAT                 | A          |
| ELECT                | A          |
| EFF.YR/AGE 1999 / 23 |            |
| COND                 | 20 20 %    |
| FUNC                 | 0          |
| ECON                 | 0          |
| DEPR                 | 20 % GD 80 |
| RCNLD                | \$239,300  |