

Key: 987

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 996

LEGAL

LAND

CURRENT OWNER		PARCEL ID	LOCATION		
HANDY SHAUN D PO BOX 1151 SAGAMORE BEACH, MA 02562		6.0-40-0	50 STATE RD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HANDY SHAUN D		02/28/2006	A	245,000	20776-186
RIGAZIO MARGARET		08/07/1987	XX		5875+-180+

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	%
08495	09/17/2008	3	ALT/RENO	5,000			100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N	Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	1	1.00	100	1.00	235,700	1.00	A	1.00	R03	1.00	216,390
300	A	0.504	1	1.00	100	1.00	16,300	1.00	A	1.00	R03	1.00	8,220

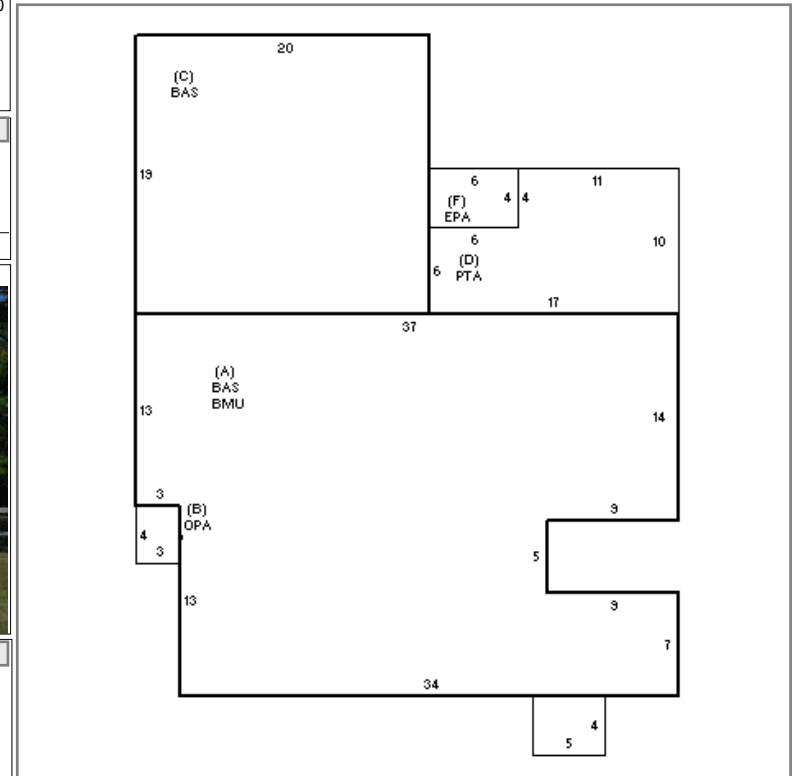
TOTAL	1.422 Acres	ZONING	1	FRNT	158	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE FRONTS ON ROUTE 3A	LAND	224,600	198,800			
Infl1	AVG		BUILDING	225,300	199,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		449,900	398,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	1/14/2022	NMP
MODEL	1		RESIDENTIAL	LIST	7/15/2008	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	3/21/2016	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	1940	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	296,456
NET AREA	1,258	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	878		37.38	32,821	CONDITION ELEM	CD
\$NLA(RCN)	\$236	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	+	OPA	N	OPEN PORCH	32		83.52	2,673	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,258	1940	192.71	242,429	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	PTA	N	PATIO	146		14.65	2,139	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	F	EPA	N	ENCLOSED PORCH	24		158.73	3,810	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 1OP	1		8,219.70	8,220	HEAT	A	
				HEATING/COOLING	2	HOT WATER	1.02	FIX	O	XTRA FIXTURES	2		2,183.05	4,366	ELECT	A	
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1995 / 27													
				COND 24 24 %													
				FUNC 0													
				ECON 0													
				DEPR 24 % GD 76													
				RCNLD \$225,300													