

Key: 2205

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.216

LEGAL

LAND

DETACHED

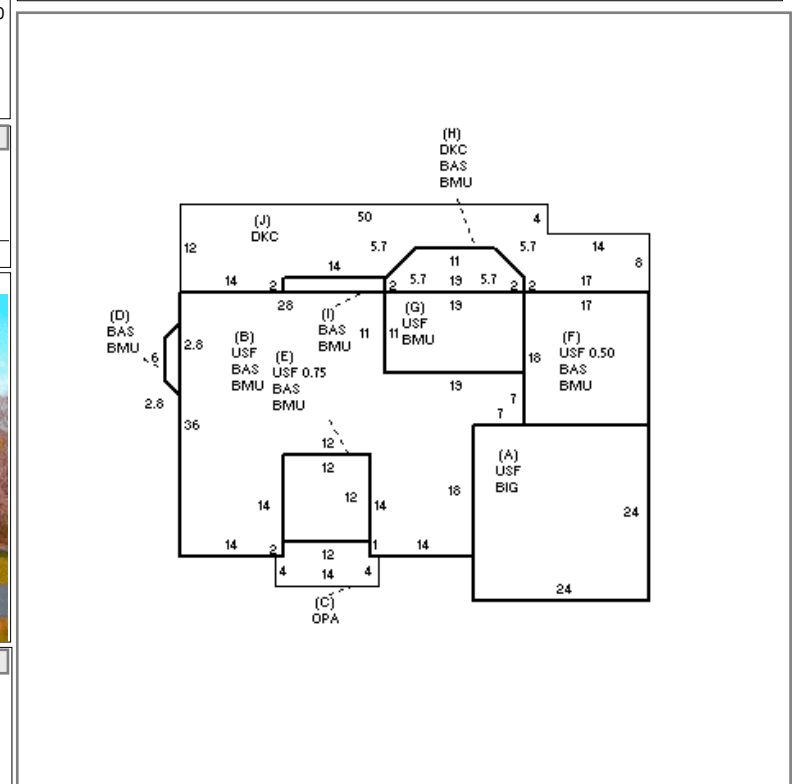
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
ZHONG RUIHUA & C/O VEIGA JOSHUA E & 2 SCHOOL HOUSE RD SAGAMORE BEACH, MA 02562				12.1-113-0				2 SCHOOL HOUSE RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
VEIGA JOSHUA E & ZHONG RUIHUA & HARTMAN GLEN A ET UX				11/13/2023	QS	1,270,000	36085-60					
				07/23/2021	QS	1,100,000	34320-125					
				06/30/2011	QS	680,000	25540-170					
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	100	1.00	R04	1.10		238,030
300	A	0.002	1	1.00	100	1.00	100	1.00	R04	1.10		40

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	%
07291	06/01/2007	3	ALT/RENO		12/20/2021	TL	100	100
04292	05/10/2004	8	POOL	21,000	06/12/2008	DB	100	100
950234	05/18/1995	1	NEW CONSTRUC	350,000	05/24/2007	TL	100	100
		1	NEW CONSTRUC	120,000	06/03/2004	TL	100	100
		13	OTHER				100	100

TOTAL	40,075 SF	ZONING	1	FRNT	415	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	238,100	210,700
Infl1	AVG					BUILDING	818,300	732,500
N_Index	AVG					DETACHED	36,800	35,100
						OTHER	0	0
						<b>TOTAL</b>	<b>1,093,200</b>	<b>978,300</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	E	1.90	10 0.90	16 X 32	2007	512	26,000
HTB	E	1.90	10 0.90			1	4,800
PTD	E	1.90	10 0.90			1,000	6,000



BUILDING	CD	ADJ	DESC	MEASURE	1/10/2022	NMP
MODEL	1		RESIDENTIAL	LIST	12/20/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/12/2022	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2004	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	951,549	
NET AREA	4,016	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	576		92.60	53,336			
\$NLA(RCN)	\$237	OVERALL	1.090	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	2,235	2004	102.32	228,692			
				ROOF SHAPE	2	HIP	1.02	+	BMU	N	BSMT UNFINISHED	1,990		35.02	69,688			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,781	2004	209.18	372,543			
				FLOOR COVER	1	HARDWOOD	1.02	C	OPA	N	OPEN PORCH	80		84.87	6,790			
				INT. FINISH	2	DRYWALL	1.00	+	DKC	N	DECK-COMPOSITE	684		73.28	50,122			
				HEATING/COOLING	11	HT WATER CL AIR	1.05		ATU	N	ATTIC UNF	500		49.92	24,958			
				FUEL SOURCE	2	GAS	1.00		BGF	N	BSMT GOOD FINIS	1,684		42.86	72,171			
				USE	0		1.00		BMG	O	BSMT GARAGE	1		8,418.30	8,418			
									FIX	O	XTRA FIXTURES	14		2,515.06	35,211			
									GFP	O	GAS FIREPLACE	2		7,558.50	15,117			
									JAC	O	JACUZZI	1		14,502.90	14,503			
																EFF.YR/AGE	2005 / 17	
																COND	14	14 %
																FUNC	0	
																ECON	0	
																DEPR	14	% GD 86
																RCNLD	\$818,300	