

Key: 3312

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.354

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
WRIGHT MARY A & PAUL WRIGHT 4 SNOW CIRCLE BOURNE, MA 02532				19.2-2-0				4 SNOW CIR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WRIGHT MARY A & PAUL WRIG				05/03/2018	QS	425,000	(216071)					
SNOW CIRCLE REALTY TRUST				01/19/2017	F	1	(160884)					
PAPE CAROL TR OF THE				03/13/2001	F	1	(160884)					


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO-FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-23-559	08/25/2023	14	SOLAR	22,000			100	100
B-20-114	05/19/2020	3	ALT/RENO	5,740			100	100
19932	10/04/2019	3	ALT/RENO	32,000	04/07/2021		100	100
00000		12	CYCLICAL		05/09/2017		100	100
161050	12/05/2016	9	DECK	4,900			100	100

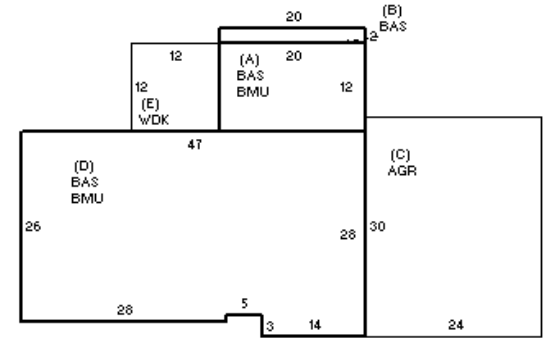
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	16,700	4	1.00	100	1.00	100	1.00	353,550	1.99	A	1.00	BVG	1.50			269,750

TOTAL	16,683 SF	ZONING	1	FRNT	213	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE frontage on Little Butterniik Bay in rear	LAND	269,800	238,700			
Infl1	AVG		BUILDING	376,300	333,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				646,100	571,700			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/16/2019
									



BUILDING	CD	ADJ	DESC	MEASURE	5/17/2019	RP
MODEL	1		RESIDENTIAL	LIST	5/17/2019	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	4/7/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		

BUILDING

YEAR BLT	1972	SIZE ADJ	1.010
NET AREA	1,525	DETAIL ADJ	1.000
\$NLA(RCN)	\$290	OVERALL	1.010
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	9	1.00	
BEDROOMS	3	1.00	
BATHROOMS	3	1.00	
FIXTURES	13	1.00	
GARAGE CAPACITY	2	1.00	
% BSMT FINISH	60	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	2	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,485		32.59	48,395
+	BAS	L	BASE AREA	1,525	1972	187.14	285,391
C	AGR	N	ATT GARAGE	720		59.30	42,698
E	WDK	N	WOOD DECK	144		40.31	5,804
	BMF	N	BSMT FINISH	780		44.69	34,862
	F11	O	FPL 1S 1OP	1		8,179.20	8,179
	FIX	O	XTRA FIXTURES	8		2,172.43	17,379

TOTAL RCN	442,709
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	V
BATHS	A
HEAT	A
ELECT	U
EFF.YR/AGE	2004 / 18
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$376,300