

Key: 3344

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.386

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
VINCENT GARY 14 LEWIS POINT RD BUZZARDS BAY, MA 02532				19.2-34-0				14 LEWIS POINT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VINCENT GARY				04/21/2022	QS	610,000	(229724)				
SULLIVAN MARGUERITE I				10/05/1993	QS	155,000	(131598)				

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	%
161067	12/13/2016	3	ALT/RENO	7,879	05/05/2023	TL	100	100
14379	05/21/2014	15	SOLAR	3,212	08/13/2014		100	100
01324	06/06/2001	3	ALT/RENO	240	09/16/2003	TL	100	100
900614	11/15/1990	3	ALT/RENO	1,000	10/21/1991	HS	100	100

LEGAL LAND

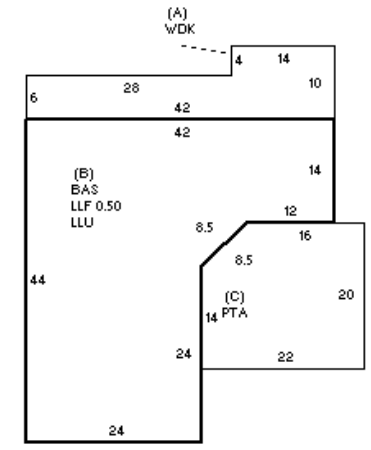
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,000 4		1.00	100 1.00	388,905	1.71	A	1.00	BEX	1.65	305,270

DETACHED

TOTAL	19,994 SF	ZONING	1	FRNT	87	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE	LAND	305,300	270,200	BUILDING	276,500	239,400
Infl1	AVG		DETACHED	17,300	16,500	OTHER	0	0
N_Index	AVG		TOTAL	599,100	526,100			

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/17/2022
DGF	A	1.00	10 0.90	22 X 24		528	36.34	17,300	



BUILDING	CD	ADJ	DESC	MEASURE	5/17/2022	RP
MODEL	1		RESIDENTIAL	LIST	5/17/2022	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	5/5/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1959	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	363.875	
NET AREA	1,989	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	308		21.57	6,645	CONDITION ELEM	CD	
\$NLA(RCN)	\$183	OVERALL	1.000	EXT COVER	3	ALUMINUM	1.00	B	LLU	N	LOWER LEVEL UNF	1,326		31.42	41,658	EXTERIOR	A	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	663	1959	62.32	41,319	INTERIOR	A	
STORIES	1	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	1,326	1959	189.86	251,757	KITCHEN	A	
ROOMS	7	1.00		FLOOR COVER	13	HARDWOOD-W/W	1.00	C	PTA	N	PATIO	422		13.73	5,795	BATHS	A	
BEDROOMS	3	1.00		INT. FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		8,098.20	8,098	BATHS	A	
BATHROOMS	9	1.00		HEATING/COOLING	10	HOT/COOL WATER	1.05		FIX	O	XTRA FIXTURES	4		2,150.80	8,603	HEAT	A	
FIXTURES	8	1.00		FUEL SOURCE	2	GAS	1.00									ELECT	A	
GARAGE CAPACITY	0	1.00		USE	0		1.00											
% BSMT FINISH	0.5	1.00																
# OF HALF BATHS	0	1.00																
# OF UNITS	1	1.00																
																EFF.YR/AGE	1995 / 27	
																COND	24 24 %	
																FUNC	0	
																ECON	0	
																DEPR	24 % GD 76	
																RCNLD	\$276,500	