

Key: 3617

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.668

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DRAGO JOSEPH ETUX ROBIN A DRAGO 15 WOLF RD BUZZARDS BAY, MA 02532				19.3-187-0				15 WOLF RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DRAGO JOSEPH ETUX				09/23/2002	QS	775,000 (166653)					
TOURIGNY ROBERT J & MUDARRI SHELBY &				03/29/2000	QS	450,000 (157067)		00789-00015			

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 %
0000	03/31/2016	4	DETACH.STRUC		03/31/2016	DB	100 100
07416	07/12/2007	6	FENCE	4,500	03/21/2008	TL	100 100
04199	04/01/2004	9	DECK	3,500	04/04/2005	TL	100 100

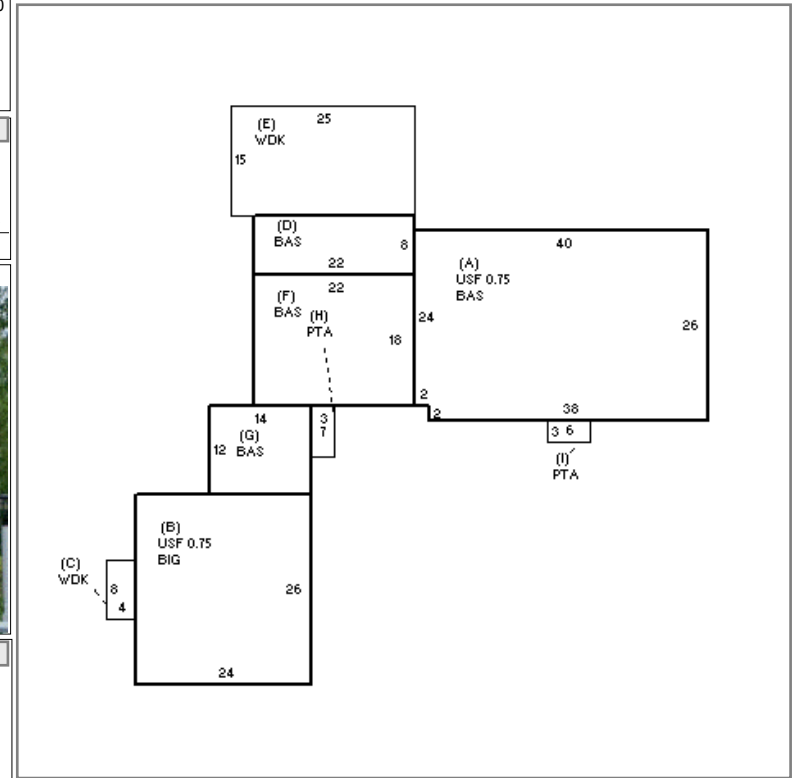
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	4	1.00	100	1.00	100	1.00	612,820	1.00	A	1.00	BSP	2.60		562,620
300	A	0.112	4	1.00	100	1.00	100	1.00	42,380	1.00	A	1.00	BSP	2.60		4,750

TOTAL	1.030 Acres	ZONING	1	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE Chapter 91 dock #2002--01 expires 2032	LAND	567,400	482,800			
Infl1	AVG		BUILDING	489,800	433,500			
N_Index	AVG		DETACHED	45,500	43,300			
			OTHER	0	0			
			TOTAL	1,102,700	959,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PPD	E	1.90	10 0.90 3X40		120	344.28	37,200
FLD	E	1.90	10 0.90 4X20		80	114.76	8,300



BUILDING	CD	ADJ	DESC	MEASURE	8/17/2021	RP
MODEL	1		RESIDENTIAL	LIST	8/17/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	8/17/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1985	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,021	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	+	BAS	L	BASE AREA	1,776	1985	210.95	374,643
\$NLA(RCN)	\$208	OVERALL	1.140	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,245	1985	123.83	154,165
				ROOF SHAPE	1	GABLE	1.00	B	BIG	N	BUILT-IN GARAGE	624		87.84	54,809
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	407		25.44	10,355
				FLOOR COVER	6	TILE	1.02	+	PTA	N	PATIO	39		18.29	713
				INT. FINISH	2	DRYWALL	1.00	F11	O	FPL 1S 10P		1		9,549.60	9,550
				HEATING/COOLING	11	HT WATER CL AIR	1.05	FIX	O	XTRA FIXTURES		7		2,536.36	17,755
				FUEL SOURCE	2	GAS	1.00	KIT	O	EXTRA KITCHEN		1		5,982.50	5,983
				USE	0		1.00								

TOTAL RCN	627,972
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$489,800