

Key: 4809

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.924

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
VINSKUS RUTH A TRUSTEE COTTAGE REALTY TRUST 45 BRADLEY RD NO WEYMOUTH, MA 02191-1901				23.4-6-0				8 BELL RD EXT			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VINSKUS RUTH A TRUSTEE				06/08/2004	F		1 18689-115				
VINSKUS JAMES &				05/07/1988	XX		6268-51				

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	%
11548	09/19/2011	3	ALT/RENO	3,200	07/21/2015	TL	100	100
11394	07/12/2011	9	DECK	18,650	07/21/2015	TL	100	100

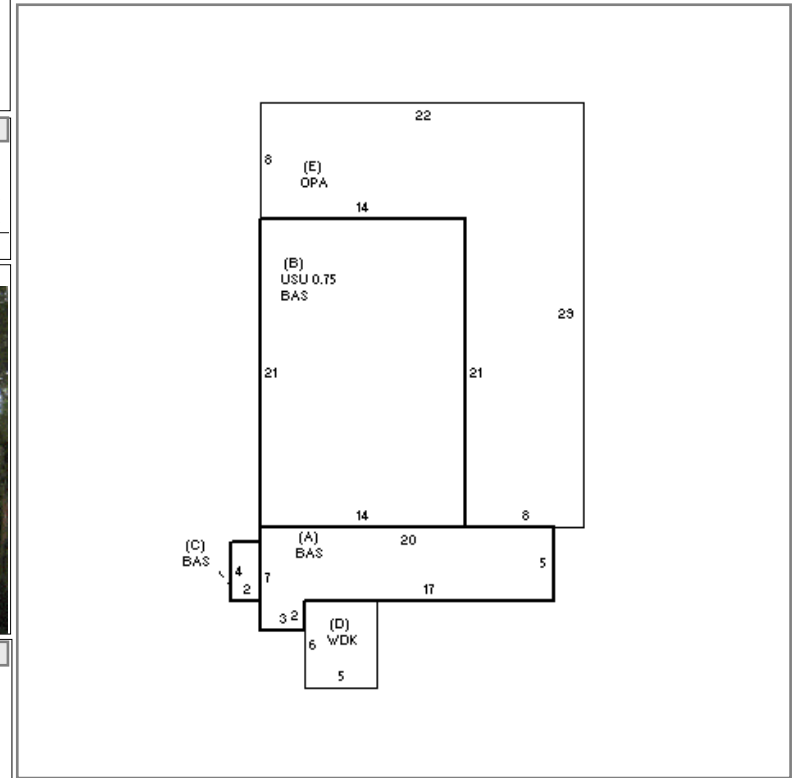
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,650 7	1.00	100	1.00	100	1.00	518,540	2.96	A	1.00	BVG 2.20	374,740

TOTAL	10,629 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE Per archives - House built between 1890 & 1906. Could not find exact date. Changing year built to 1900.	LAND	374,700	331,700			
Infl1	AVG		BUILDING	46,000	40,700			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	420,700	372,400			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2015	TL
MODEL	1		RESIDENTIAL	LIST	7/21/2015	TL
STYLE	6	0.70	COTTAGE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

UNIT

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	60,546		
NET AREA	408	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	408	1900	108.57	44,297	CONDITION ELEM	CD		
\$NLA(RCN)	\$148	OVERALL	0.500	EXT COVER	1	WOOD SHINGLE	1.02	B	USU	N	UPPER STORY UNF	221		23.42	5,176	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	D	WDK	N	WOOD DECK	30		31.70	951	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	E	OPA	N	OPEN PORCH	344		29.43	10,123	KITCHEN	A		
				FLOOR COVER	35	W/W-VINYL	1.00									BATHS	A		
				INT. FINISH	3	WOOD PANEL	0.98									HEAT	A		
				HEATING/COOLING	13	NONE	0.80									ELECT	A		
				FUEL SOURCE	8	NONE	1.00												
				USE	0		1.00												
																	EFF.YR/AGE	1995 / 27	
																	COND	24 24 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	24 % GD 76	
																	RCNLD	\$46,000	