

Key: 7245

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.397

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----------|------------|--|-------------------------|--|--|--|
| MCGUIRE ALAYNE M PO BOX 505 MONUMENT BEACH, MA 02553-0505 | | | | 34.2-43-0 | | | | 9 MIDWAY CT | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | | | |
| MCGUIRE ALAYNE M HANDY ROSEMARIE | | | | 07/30/2001 | QS XX | 172,000 | | 14088-176 03711-0094 | | | |

| 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 | % |
| EXB-23-524 | 08/15/2023 | 3 | ALT/RENO | 12,000 | | | | 0 |
| 970080 | 02/28/1997 | 2 | ADDITIONS | 1,500 | 01/27/1998 | JC | 100 | 100 |
| 950126 | 03/29/1995 | 2 | ADDITIONS | 1,200 | 08/20/1996 | JS | 100 | 100 |
| 940347 | 07/26/1994 | 9 | DECK | 900 | 04/27/1995 | JS | 100 | 100 |

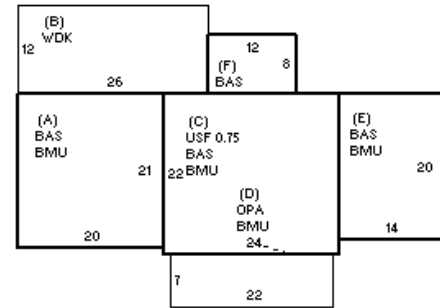
LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|----------|----------|------|------|------|-----|------------|-----------|
| 100 | S | 10,665 9 | | 1.00 | 100 1.00 | 235,700 | 2.95 | A | 1.00 | R04 | 1.00 | 170,360 |

| TOTAL | 10,672 SF | ZONING | 1 | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|---------|-----------|--------|--------------|----------------|----------------|----------|---------|----------|
| Nbhd | MO BCH | NOTE | LAND | 170,400 | 150,800 | | | |
| Infl1 | AVG | | BUILDING | 290,600 | 257,100 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 461,000 | 407,900 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BLDG COMMENTS

BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/19/2001 | EB |
|----------|----|------|---------------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 3/28/1990 | EST |
| STYLE | 7 | 1.00 | CONVENTIONAL [100%] | REVIEW | 10/19/2001 | EB |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| YEAR BLT | 1929 | SIZE ADJ | 1.010 | ELEMENT | CD | DESCRIPTION | ADJ |
|-----------------|-------|------------|-------|-----------------|----|----------------|------|
| NET AREA | 1,720 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 |
| \$NLA(RCN) | \$222 | OVERALL | 1.040 | EXT COVER | 1 | WOOD SHINGLE | 1.02 |
| CAPACITY | | UNITS | ADJ | ROOF SHAPE | 1 | GABLE | 1.00 |
| STORIES | 1.75 | 1.00 | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 |
| ROOMS | 7 | 1.00 | | FLOOR COVER | 1 | HARDWOOD | 1.02 |
| BEDROOMS | 3 | 1.00 | | INT. FINISH | 1 | PLASTER | 1.00 |
| BATHROOMS | 2 | 1.00 | | HEATING/COOLING | 1 | FORCED AIR | 1.00 |
| FIXTURES | 10 | 1.00 | | FUEL SOURCE | 1 | OIL | 1.00 |
| GARAGE CAPACITY | 0 | 1.00 | | USE | 0 | | 1.00 |
| % BSMT FINISH | 0 | 1.00 | | | | | |
| # OF HALF BATHS | 1 | 1.00 | | | | | |
| # OF UNITS | 1 | 1.00 | | | | | |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|-----|---|-----------------|-------|------|-----------|---------|
| + | BMU | N | BSMT UNFINISHED | 1,382 | | 33.56 | 46,375 |
| B | WDK | N | WOOD DECK | 312 | | 22.44 | 7,000 |
| C | USF | L | UPPER STORY FIN | 396 | 1929 | 115.58 | 45,769 |
| D | OPA | N | OPEN PORCH | 154 | | 68.65 | 10,572 |
| + | BAS | L | BASE AREA | 1,324 | 1929 | 197.46 | 261,432 |
| | FIX | O | XTRA FIXTURES | 5 | | 2,236.94 | 11,185 |

| TOTAL RCN | 382,333 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | A |
| HEAT | A |
| ELECT | A |
| EFF.YR/AGE | 1995 / 27 |
| COND | 24 24 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 24 % GD 76 |
| RCNLD | \$290,600 |