Key: 7700

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7,855

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HUNT VINCENT J TR OF VINCENT J HUNT FAMILY TRUST c/o PAULA GAMBLE 48 CAMPBELL DR CANTERBURY, CT 06331	37.0-6-0	9 MIDDLE WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HUNT VINCENT J TR OF	10/24/2008	F	1	23229-267
HUNT VINCENT J TR VINCENT	10/18/2007	F		22410-251/2
HUNT VINCENT J TR VINCENT	10/12/2004	F	1	19123-276

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	%
200569	09/11/2000	3	ALT/RENO	1,400	01/02/2002	TL	100	100
950470	09/25/1995	3	ALT/RENO	6,000	07/17/1996	JC	100	100

LAND

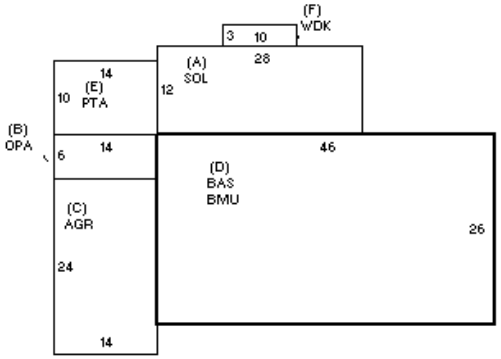
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,820	11 1.00	100 1.00	100 1.00	1,414,200	2.21	A 1.00	BSP 6.00			1,061,300

TOTAL	14,810 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	1,061,300	939,300
BUILDING	261,900	231,700
DETACHED	0	0
OTHER	0	0
TOTAL	**1,323,200**	**1,171,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/07/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	2/2/2001	EB
LIST	2/2/2001	DB
REVIEW	2/2/2001	DB

YEAR BLT	1960	SIZE ADJ	1.015
NET AREA	1,196	DETAIL ADJ	1.000
$NLA(RCN)	$288	OVERALL	0.970

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	SOL	N	SOLARIUM	336		84.91	28,529
B	OPA	N	OPEN PORCH	84		70.76	5,944
C	AGR	N	ATT GARAGE	336		68.72	23,090
D	BMU	N	BSMT UNFINISHED	1,196		35.90	42,938
D	BAS	L	BASE AREA	1,196	1960	189.00	226,044
E	PTA	N	PATIO	140		14.07	1,969
F	WDK	N	WOOD DECK	30		62.42	1,873
	F11	O	FPL 1S 1OP	1		7,894.10	7,894
	FIX	O	XTRA FIXTURES	3		2,096.77	6,290

TOTAL RCN	344,571

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			$261,900