

Key: 7716

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.872

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FULLUM TIMOTHY J 55 ADIN ST HOPEDALE, MA 01747				37.0-25-0				155 WINGS NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FULLUM TIMOTHY J				01/01/1987	QS	325,000	898-88				

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	%
19298	04/18/2019	3	ALT/RENO	30,000	07/17/2019	TL	100	100
16526	06/22/2016	3	ALT/RENO	8,000	05/01/2018	TL	100	100
07752	12/12/2007	9	DECK	32,000	09/15/2008	TL	100	100

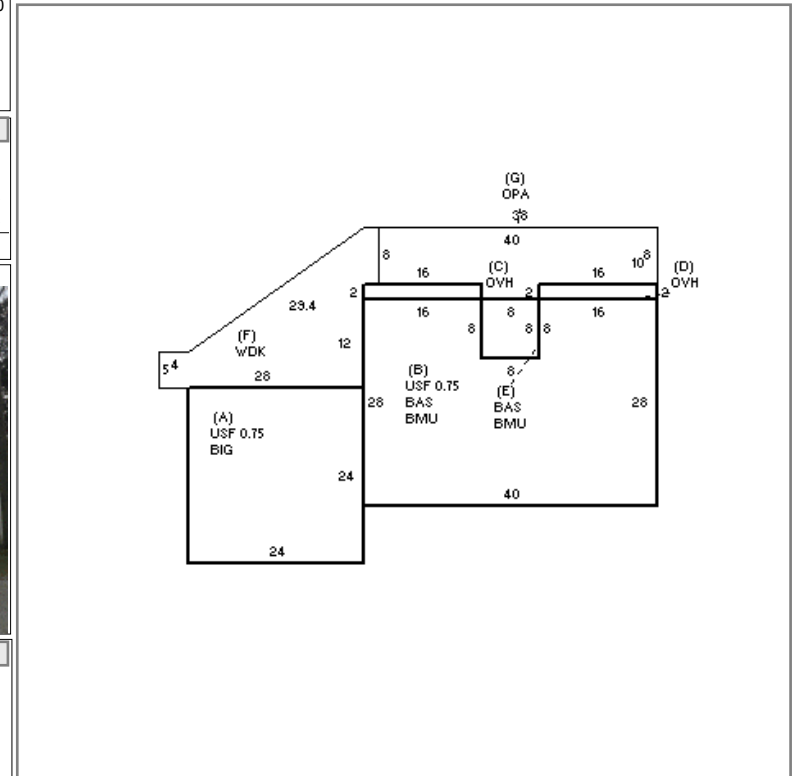
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	11	1.00	100	1.00	100	1.00	1,343,490	1.00	A	1.00	BEX	5.70		1,233,440
300	A	2,282	11	1.00	100	1.00	100	1.00	92,910	1.00	A	1.00	BEX	5.70		212,020

TOTAL	3.200 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE marshy - beautiful views	LAND	1,445,500	1,278,900			
Infl1	AVG		BUILDING	524,400	464,000			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,969,900	1,742,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2018	EST
MODEL	1		RESIDENTIAL	LIST	5/1/2018	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	7/17/2019	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1985	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	624,259	
NET AREA	2,408	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BIG	N	BUILT-IN GARAGE	576		97.08	55,917			
\$NLA(RCN)	\$259	OVERALL	1.120	+ EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,224	1985	128.73	157,565			
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,120		45.15	50,568			
				ROOF COVER	2	WOOD SHINGLES	1.02	+	BAS	L	BASE AREA	1,120	1985	237.68	266,207			
				FLOOR COVER	1	HARDWOOD	1.02	+	OVH	L	OVERHANG	64	1985	224.22	14,350			
				INT. FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	744		26.45	19,677			
				HEATING/COOLING	9	WARM-COOL AIR	1.03	G	OPA	N	OPEN PORCH	320		72.87	23,318			
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		10,907.00	10,907			
				USE	0		1.00		FIX	O	XTRA FIXTURES	4		2,636.65	10,547			
									JAC	O	JACUZZI	1		15,204.60	15,205			
																EFF.YR/AGE	2003 / 19	
																COND	16 16 %	
																FUNC	0	
																ECON	0	
																DEPR	16 % GD 84	
																RCNLD	\$524,400	