

Key: 7753

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.912

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CURRENT OWNER				PARCEL ID				LOCATION				
CATRAMBONE SOPHIA TR SOPHIA				37.4-31-0				128 WINGS NECK RD				
CATRAMBONE 2009 TRUST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
83 MORGAN FARM RD				CATRAMBONE SOPHIA TR SOPH				11/23/2009	F	1	24184-74	
WESTWOOD, MA 02090				CATRAMBONE RICHARD J ETUX				06/27/2003	QS	1,073,000	17161-98	
				ZAWADZKI BARBARA					X		11729-265	

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 %
B-22-333	12/08/2022	3	ALT/RENO		03/27/2023	TL	100 100
		9	DECK	70,000	03/27/2023	TL	100 100
		4	DETACH.STRUC		05/01/2018	DB	100 100
15134	03/17/2015	3	ALT/RENO	15,000			100 100
13886	12/16/2013	3	ALT/RENO	20,000			100 100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	32,900	11	1.00	DCK 1.00	100	1.00		1,343,490	1.15	A	1.00	BEX 5.70			1,169,960

TOTAL	32,888 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E marsh before water; Chapter 91 License #65-1 Expires 2027	LAND	1,170,000	1,035,400			
Infl1	DOCK		BUILDING	641,600	400,600			
N_Index	AVG		DETACHED	225,000	212,500			
			OTHER	0	0			
			TOTAL	2,036,600	1,648,500			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
PPD	E	1.90	10 0.90		4 X 160	640	344.28	198,300
FLD	E	1.90	10 0.90		10 X 23	230	114.76	23,800
SHF	G	1.20	10 0.90		12 X 14	168	19.14	2,900



BUILDING	CD	ADJ	DESC	MEASURE	3/27/2023	TL
MODEL	1		RESIDENTIAL	LIST	7/18/2002	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/27/2023	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1970	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	729,138		
NET AREA	3,656	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	DKC	N	DECK-COMPOSITE	468		72.73	34,037	CONDITION ELEM	CD		
\$NLA(RCN)	\$199	OVERALL	1.170	EXT COVER	13	STONE VENEER	1.10	A	OVH	L	OVERHANG	208	1970	209.77	43,632	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,503	1970	212.50	319,380	INTERIOR	G		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	USF	L	UPPER STORY FIN	1,945	1970	120.43	234,229	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.02	E	BMU	N	BSMT UNFINISHED	390		71.10	27,731	BATHS	A		
				INT. FINISH	1	PLASTER	1.00	G	CAN	N	CANOPY	52		15.26	793	BATHS	A		
				HEATING/COOLING	11	HT WATER CL AIR	1.05	H	PTA	N	PATIO	1,050		15.75	16,537	HEAT	U		
				FUEL SOURCE	1	OIL	1.00	I	OPA	N	OPEN PORCH	104		79.48	8,266	ELECT	U		
				USE	0		1.00		BMG	O	BSMT GARAGE	1		8,256.40	8,256				
																	EFF.YR/AGE	2007 / 15	
																	COND	12 12 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	12 % GD 88	
																	RCNLD	\$641,600	

