

Key: 7777

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.935

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
VIZGAITIS AURELIJUS ETUX SVIATLANA VIZGAITIS 115 WINGS NECK RD POCASSET, MA 02559				37.4-55-0				115 WINGS NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VIZGAITIS AURELIJUS ETUX				07/08/2013	F	1	27522-1				
VIZGAITIS AURELIJUS				07/27/2006	QS	599,000	21222-199				
CHURCHILL ROBERT D SR &				09/17/1999	O	136,500	12548-187				

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	%
18654	08/09/2018	14	SOLAR	35,000			100	100
200680	10/26/2000	3	ALT/RENO	83,000	12/28/2001	TL	100	100
200084	02/24/2000	3	ALT/RENO	18,400	06/18/2001	TL	100	100

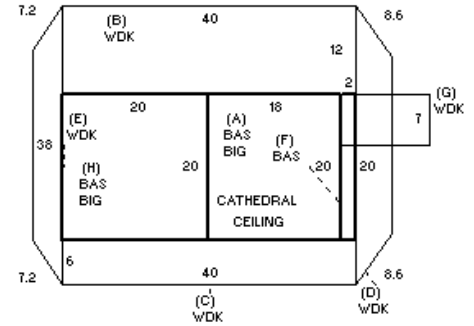
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	6,404	11	1.00	100	1.00	100	1.00	942,800	4.72	A	1.00	BGD	4.00			654,690

TOTAL	6,403 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E COMBINED W/PARCEL 54, ASSOCIATION BEACH & DOCK/elevated hse on salt marsh with panoramic views.	LAND	654,700	579,400			
Infl1	AVG		BUILDING	328,100	290,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	982,800	869,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8 X 10			0.00	



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	3/23/2022	RP
MODEL	1		RESIDENTIAL	LIST	3/23/2022	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	3/23/2022	RP
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1928	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,050	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	BIG	N	BUILT-IN GARAGE	360		110.72	39,859
\$NLA(RCN)	\$340	OVERALL	1.120	EXT COVER	1	WOOD SHINGLE	1.02	+	WDK	N	WOOD DECK	1,087		26.71	29,034
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	800	1928	257.94	206,352
				ROOF COVER	1	ASPH/COMP SHIN	1.00	H	BIG	N	BUILT-IN GARAGE	400		110.72	44,288
				FLOOR COVER	1	HARDWOOD	1.02		USF	L	UPPER STORY FIN	250	2001	137.59	34,398
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	1		2,663.50	2,684
				HEATING/COOLING	9	WARM-COOL AIR	1.03								
				FUEL SOURCE	2	GAS	1.00								
				USE	0		1.00								

TOTAL RCN	356,594
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	U
ELECT	U
EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$328,100