

Key: 8206

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 8.365

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION						
BROWN PETER G & FRANCINE B BROWN PO BOX 1166 POCASSET, MA 02559				38.3-236-0				24 WINGS NECK RD						
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)			
				BROWN PETER G & CARNEY GERALD J & CLAY BERNARD B				09/29/2000	R	420,000	13271-146	06/30/2000	QS	325,000

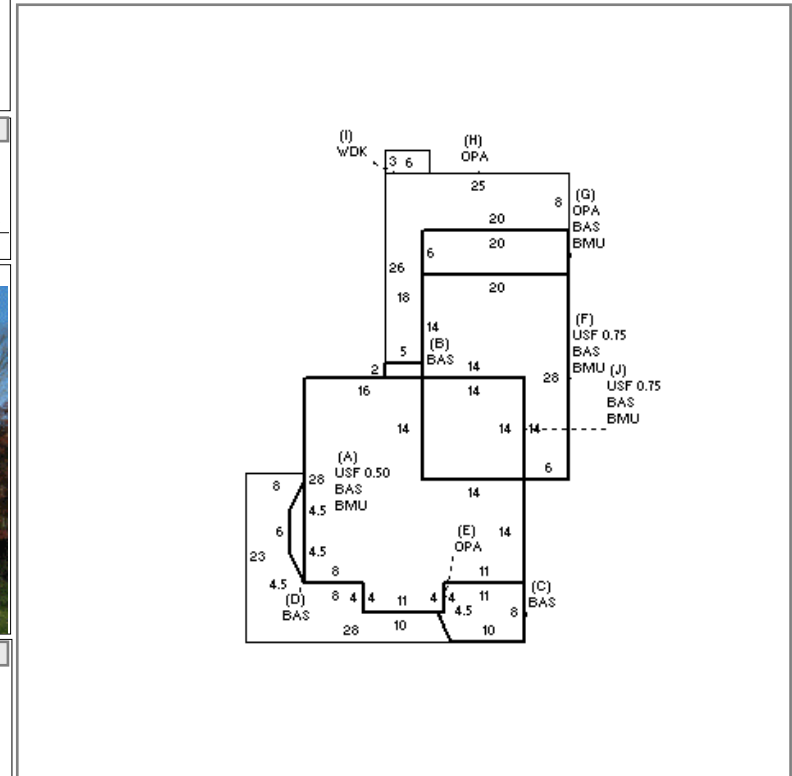
CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
13076	02/08/2013	12	CYCLICAL		04/05/2018	DB	100 100
11374	07/06/2011	2	ADDITIONS	150,000	03/04/2015	TL	100 100
07178	04/13/2007	4	DETACH.STRUC	52,000	03/28/2008	TL	100 100
200336	05/31/2000	4	DETACH.STRUC	120	04/25/2001	TL	100 100

TOTAL	37,897 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	N O T E Interim Chaper 91 License #76-27 & shared #76-27A Expired in 2000;new property owner allowed it to lapse / marshlands	LAND	852,400	754,400			
Inf1	AVG		BUILDING	598,300	529,500			
N_Index	AVG		DETACHED	105,800	100,800			
		OTHER		0	0			
		TOTAL		1,556,500	1,384,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BHF	S	3.00	10 0.90		1,265	75.90	86,400
PPD	A	1.00	50 0.50		162	181.20	14,700
FLD	A	1.00	50 0.50		156	60.40	4,700



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	9/27/2013	TL
MODEL	1		RESIDENTIAL	LIST	9/27/2013	TL
STYLE	9	1.20	ANTIQUE [100%]	REVIEW	10/5/2015	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1890	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	598,317		
NET AREA	2,250	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,368		40.78	55,780	CONDITION ELEM	CD		
\$NLA(RCN)	\$266	OVERALL	1.270	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	344	1890	138.78	47,741	EXTERIOR	V		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	494	2011	234.15	115,671	INTERIOR	V		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	992	1890	234.15	232,279	KITCHEN	V		
				FLOOR COVER	1	HARDWOOD	1.02	+	OPA	N	OPEN PORCH	682		75.12	51,229	BATHS	V		
				INT. FINISH	1	PLASTER	1.00	+	USF	L	UPPER STORY FIN	420	2011	138.78	58,288	HEAT	U		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	I	WDK	N	WOOD DECK	18		90.19	1,624	ELECT	U		
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		11,243.40	11,243				
				USE	0		1.00		FIX	O	XTRA FIXTURES	9		2,718.06	24,463				
				CAPACITY		UNITS	ADJ											EFF.YR/AGE	2021 / 1
STORIES	1.5	1.00											COND	1 1 %					
ROOMS	6	1.00											FUNC	0					
BEDROOMS	3	1.00											ECON	0					
BATHROOMS	3	1.00											DEPR	0 % GD 100					
FIXTURES	14	1.00											RCNLD	\$598,300					
GARAGE CAPACITY	0	1.00																	
% BSMT FINISH	0	1.00																	
# OF HALF BATHS	1	1.00																	
# OF UNITS	1	1.00																	