

Key: 8817

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.002

LEG
AL

CURRENT OWNER				PARCEL ID				LOCATION			
CURTIN DAVID P & SALLY J CURTIN P O BOX 1413 POCASSET, MA 02559-1413				42.0-58-0				297 WINGS NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CURTIN DAVID P &				09/15/1997	QS	390,000	10953-88				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
10589	02/17/2016	3	ALT/RENO		11/22/2021		100	100
	09/30/2010	15	INSULATE/WEA	3,300	10/19/2010		100	100
06352	06/12/2006	2	ADDITIONS	841	08/16/2007	TL	100	100
200714	11/06/2000	3	ALT/RENO	100,000	03/15/2001	TL	100	100
				20,000				

LAN
D

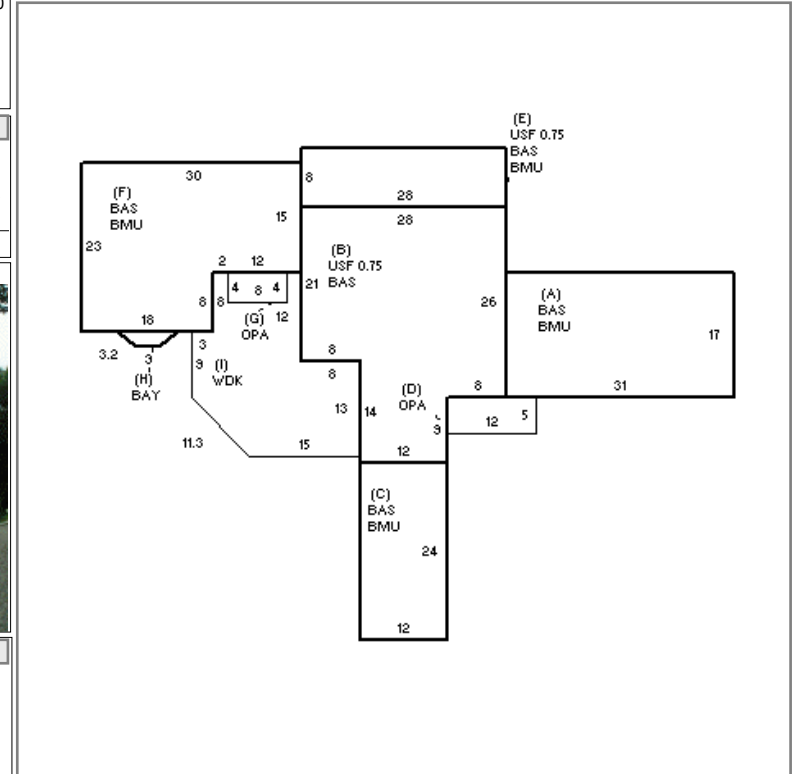
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	80,000	12	1.00	100	1.00	100	1.00	659,960	0.64	A	1.00	WNA	2.80		781,650
300	A	1,493	12	1.00	100	1.00	100	1.00	45,640	1.00	A	1.00	WNA	2.80		68,140

TOTAL	3.330 Acres	ZONING	2	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	WINGS NCK	NOTE	LAND	849,800	752,000			
Infl1	AVG		BUILDING	509,600	450,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	213,100	188,700			
			TOTAL	1,572,500	1,391,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO	12/31/2002
BLDG COMMENTS	



DET
ACH
ED

BUILDING	CD	ADJ	DESC	MEASURE	5/17/2018	KT
MODEL	1		RESIDENTIAL	LIST	11/22/2021	VER
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	11/22/2021	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BU
IL
D
IN
G

YEAR BLT	1850	SIZE ADJ	0.995	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	653,278		
NET AREA	3,205	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,633		33.15	54,130	CONDITION ELEM	CD		
\$NLA(RCN)	\$204	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	1,835	1850	183.82	337,316	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	765	1850	121.55	92,987	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	92		80.34	7,391	KITCHEN	A		
				FLOOR COVER	2	SOFTWOOD	1.02	F	BAS	L	BASE AREA	594	2006	183.82	109,191	BATHS	A		
				INT. FINISH	1	PLASTER	1.00	H	BAY	L	BAYWINDOW	11	2006	202.44	2,227	HEAT	A		
				HEATING/COOLING	9	WARM-COOL AIR	1.03	I	WDK	N	WOOD DECK	391		23.88	9,337	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	F22	O	FPL 2S 2OP	1		10,308.00	10,308					
				USE	0		1.00	FIX	O	XTRA FIXTURES	7		2,380.61	16,664					
								JAC	O	JACUZZI	1		13,727.60	13,728					
				CAPACITY		UNITS	ADJ											EFF.YR/AGE	1997 / 25
				STORIES	1.75	1.00											COND	22 22 %	
				ROOMS	9	1.00											FUNC	0	
				BEDROOMS	5	1.00											ECON	0	
				BATHROOMS	2	1.00											DEPR	22 % GD 78	
				FIXTURES	11	1.00											RCNLD	\$509,600	
				GARAGE CAPACITY	2	1.00													
				% BSMT FINISH	0	1.00													
				# OF HALF BATHS	1	1.00													
				# OF UNITS	1	1.00													

