

Key: 9018

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.218

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
GUDAS VALERIE M TR GUDAS FAMILY REALTY TRUST PO BOX 3023 POCASSET, MA 02559		43.1-7-0		17 COVE LN	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
GUDAS VALERIE M TR		12/04/2012	F	100	26915-207
GUDAS VALERIE M		11/17/2003	H	1	17931-200
GUDAS PETER P &			XX		05166-00171

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 %
SR-21-35	06/28/2021	4	DETACH.STRUC	6,000	07/12/2021		100 100
13778	11/06/2013	15	INSULATE/WEA	3,503			100 100
13772	11/05/2013	14	SOLAR	29,176			100 100
08686	12/18/2008	4	DETACH.STRUC	15,000	03/08/2011	TL	100 100
06733	11/15/2006	2	ADDITIONS	68,000	04/07/2008	TL	100 100

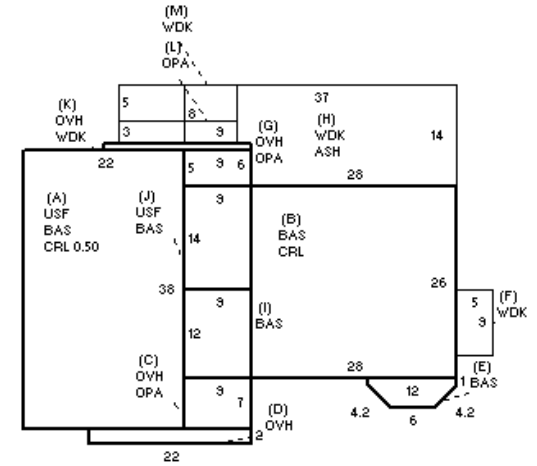
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,500	11	1.00	100	1,343,490	2.25	A	1.00	BEX	5.70	1,005,340

TOTAL	14,505 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE				LAND	1,005,300	889,800
Infl1	AVG					BUILDING	605,300	535,600
N_Index	AVG					DETACHED	17,800	16,900
						OTHER	0	0
						TOTAL	1,628,400	1,442,300

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	V	1.30	10 0.90	14 X 24	2009	336 53.43	16,200
WDK	G	1.20	10 0.90	5 X 9		45 21.96	900
PTD	G	1.20	10 0.90	12 X 12		144 5.64	700
SHF	A	1.00	10 0.90	7 X 10	2021		0.00



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/15/2018	TL
MODEL	1		RESIDENTIAL	LIST	2/15/2018	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	643,885	
NET AREA	2,971	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	CRL	N	BSMT CRAWL	1,146		24.22	27,752	CONDITION ELEM	CD	
\$NLA(RCN)	\$217	OVERALL	1.190	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	962	2007	128.10	123,235	EXTERIOR	G	
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	156		77.78	12,133	INTERIOR	A	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OVH	L	OVERHANG	152	2007	215.51	32,757	KITCHEN	A	
				FLOOR COVER	1	HARDWOOD	1.02	E	BAS	L	BASE AREA	39	2007	210.78	8,221	BATHS	G	
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	609		25.42	15,480	HEAT	U	
				HEATING/COOLING	11	HT WATER CL AIR	1.05	H	ASH	N	ATT SHED	464		23.59	10,946	ELECT	U	
				FUEL SOURCE	2	GAS	1.00	+	BAS	L	BASE AREA	1,798	1973	210.77	378,960			
				USE	0		1.00	K	OVH	L	OVERHANG	20	1973	215.51	4,310			
									FIX	O	XTRA FIXTURES	10		2,534.22	25,342			
									MST	O	MAS/METAL STACK	1		4,749.30	4,749			
																EFF.YR/AGE	2013 / 9	
																COND	6 6 %	
																FUNC	0	
																ECON	0	
																DEPR	6 % GD 94	
																RCNLD	\$605,300	