

Key: 9257

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.474

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
DONOGHUE JAMES J & DENISE T JAMES J DONOGHUE 2012 REV TR & PO BOX 1434 POCASSET, MA 02559		43.2-14-0	3 WING RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
DONOGHUE JAMES J & DENISE		03/14/2013	F	1	27205-283	
DONOGHUE JAMES J ETUX		09/25/2002	QS	235,000	15644-333	
BORUCKI STEPHEN C		05/28/1999	QS	143,000	12302-151	

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 %
16956	11/01/2016	15	INSULATE/WEA	3,506			100 100
07401	07/09/2007	2	ADDITIONS	17,000	10/23/2008	DB	100 100

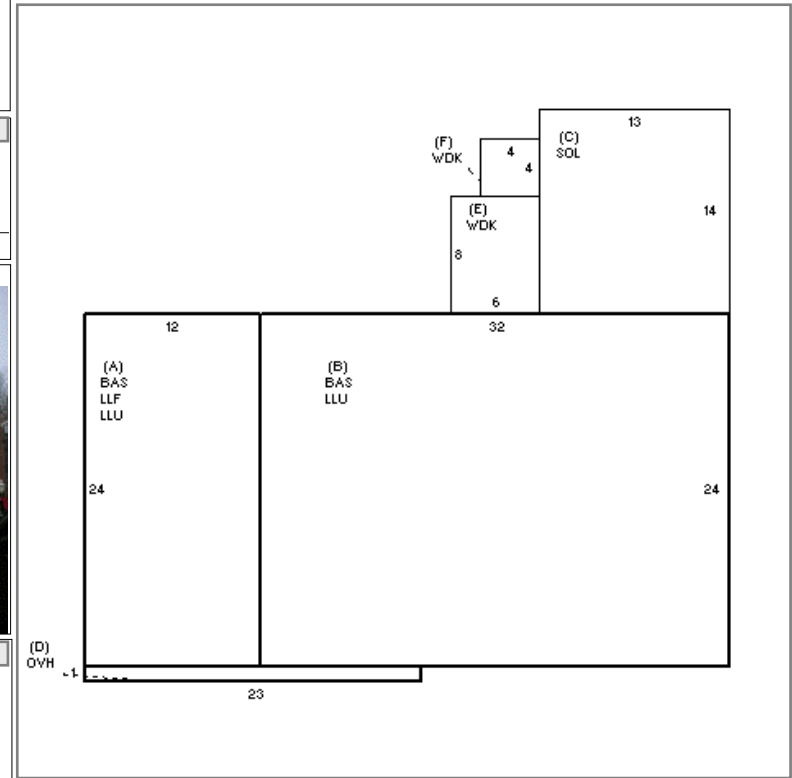
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	10,700	11	1.00	100	1.00	100	1.00	271,055	2.94	A	1.00	R08	1.15		195,980

TOTAL	10,716 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	196,000	165,900			
Infl1	AVG		BUILDING	266,400	235,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>462,400</b>	<b>401,700</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 6 X 8			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	12/5/2005	TL
MODEL	1		RESIDENTIAL	LIST	12/5/2005	TL
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	10/24/2008	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS	
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YEAR BLT	1969	SIZE ADJ	1.010
NET AREA	1,727	DETAIL ADJ	1.000
\$NLA(RCN)	\$203	OVERALL	1.040
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	9	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	73	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	LLU	N	LOWER LEVEL UNF	1,056		33.65	35,538
EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	288	1969	73.74	21,236
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,056	1969	201.64	212,933
ROOF COVER	1	ASPH/COMP SHIN	1.00	C	SOL	N	SOLARIUM	182		100.68	18,323
FLOOR COVER	1	HARDWOOD	1.02	D	OVH	L	OVERHANG	23	1969	190.21	4,375
INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	64		56.38	3,608
HEATING/COOLING	1	FORCED AIR	1.00		LLF	L	LOWER LEVEL FIN	360	1969	73.74	26,546
FUEL SOURCE	2	GAS	1.00		BSF	N	BSMT SEMI-FIN	120		25.75	3,090
USE	0		1.00		BMG	O	BSMT GARAGE	1		7,487.30	7,487
					F11	O	FPL 1S 1OP	1		8,422.10	8,422
					FIX	O	XTRA FIXTURES	4		2,236.83	8,947

TOTAL RCN	350,506
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$266,400