

Key: 9259

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.476

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
PATEL HEMANI & CHETAN H PATEL				43.2-16-0				7 WING RD			
7 WING RD				PATEL HEMANI & LAIRD EILEEN M				10/30/2020 QS 357,500 33418-74			
POCASSET, MA 02559				LAIRD CATHERINE				10/30/2020 F 1 33418-70			
				12/05/2019 N				32519-301			

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	%
16897	10/21/2016	3	ALT/RENO	4,700			100	100
12699	10/01/2012	9	DECK	3,000	02/25/2015		100	100

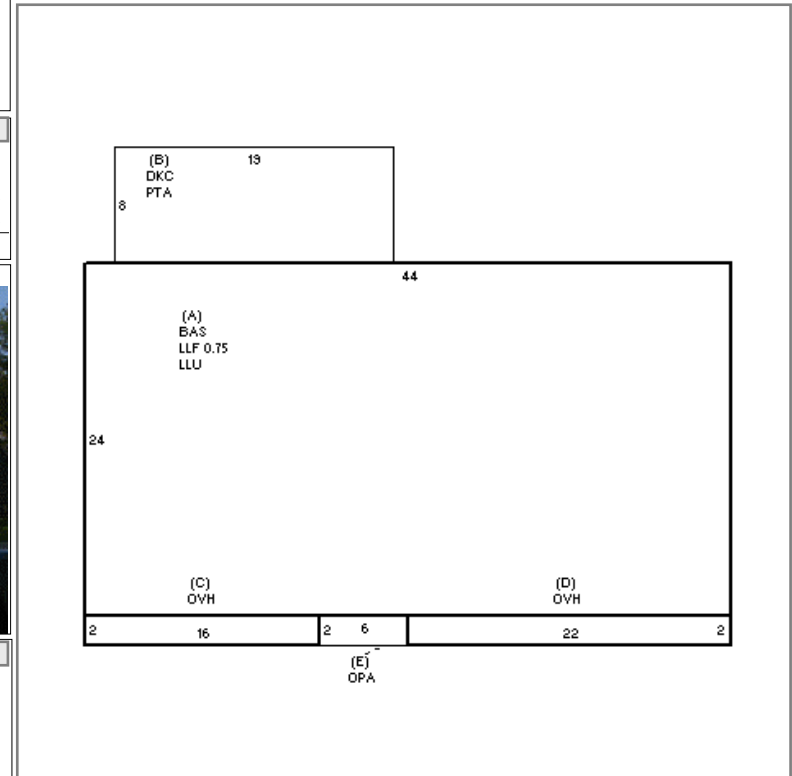
LAND

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	260,900	230,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	456,900	396,800			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/4/2008	MR
MODEL	1		RESIDENTIAL	LIST	9/4/2008	MR
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/7/2008	KEO
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	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	343,294	
NET AREA	1,924	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	1,056		33.65	35,538			
\$NLA(RCN)	\$178	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	792	1969	64.81	51,333			
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,056	1969	201.64	212,933			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	PTA	N	PATIO	152		14.82	2,253			
				FLOOR COVER	31	WW-HARDWOOD	1.00	B	DKC	N	DECK-COMPOSITE	152		65.95	10,025			
				INT. FINISH	2	DRYWALL	1.00	+	OVH	L	OVERHANG	76	1969	190.23	14,458			
				HEATING/COOLING	2	HOT WATER	1.02	E	OPA	N	OPEN PORCH	12		99.88	1,199			
				FUEL SOURCE	2	GAS	1.00	F	F12	O	FPL 1S 2OP	1		8,844.40	8,844			
				USE	0		1.00		FIX	O	XTRA FIXTURES	3		2,237.00	6,711			
																EFF.YR/AGE	1995 / 27	
																COND	24	24 %
																FUNC	0	
																ECON	0	
																DEPR	24	% GD 76
																RCNLD		\$260,900