Key: 9264

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,481

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BARACCHINI KENNETH P AND SUSAN M BARACCHINI 17 WING ROAD POCASSET, MA 02559-2112	43.2-21-0	17 WING RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BARACCHINI KENNETH P AND	12/30/1998	P	43,000	11953-64

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	%
980726	12/10/1998	1	NEW CONSTRUC	90,000	10/20/2000	EB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,586	11 1.00	100 1.00	100 1.00	271,055	2.00	A 1.00	R08 1.15			206,600

TOTAL	16,596 SF	ZONING	1	FRNT	0

Nbhd	POC
Infl1	AVG
N_Index	AVG

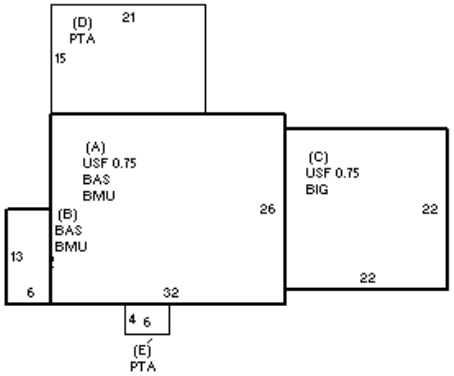
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	206,600	174,900
BUILDING	366,300	324,100
DETACHED	0	0
OTHER	0	0
TOTAL	**572,900**	**499,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/20/2000



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/20/2000	DB
LIST	10/20/2000	VER
REVIEW		

YEAR BLT	1998	SIZE ADJ	1.010
NET AREA	1,897	DETAIL ADJ	1.000
$NLA(RCN)	$235	OVERALL	1.090

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	910		44.16	40,184
+	BAS	L	BASE AREA	910	1998	240.14	218,532
+	USF	L	UPPER STORY FIN	987	1998	130.36	128,669
C	BIG	N	BUILT-IN GARAGE	484		94.95	45,955
+	PTA	N	PATIO	339		16.47	5,583
	FIX	O	XTRA FIXTURES	3		2,579.00	7,737

TOTAL RCN 446,659

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE 2001 / 21

COND	18	18 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82

RCNLD $366,300