

Key: 9268

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.485

LEGAL

LAND

DETACHED

BUILDING

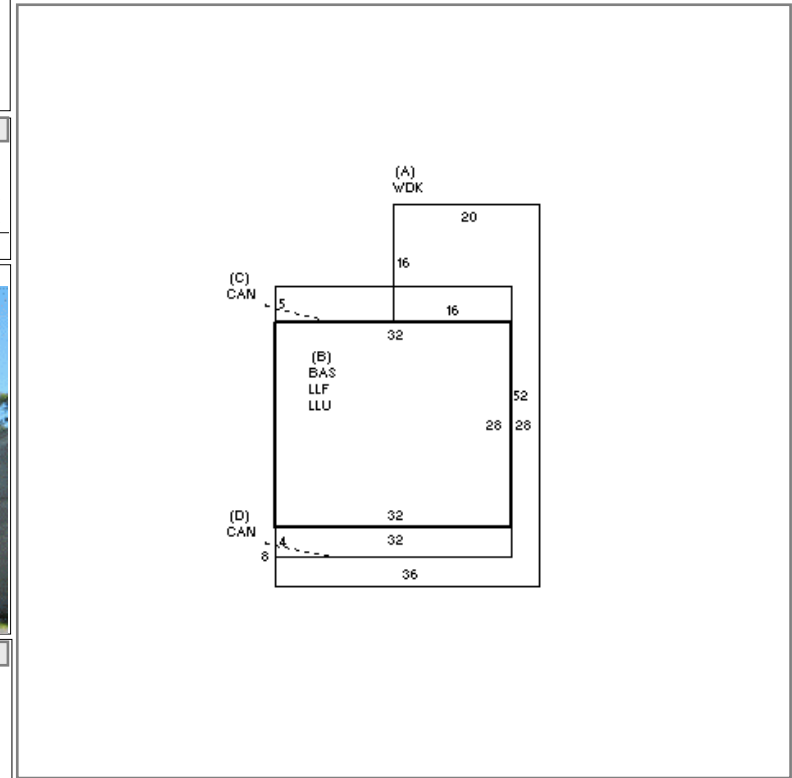
CURRENT OWNER				PARCEL ID				LOCATION			
DINEEN THOMAS N PO BOX 1008 POCASSET, MA 02559-1008				43.2-25-0				25 WING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DINEEN THOMAS N				12/16/2008	H	1	23314-278				
DINEEN THOMAS N &				03/15/2001	QS	230,000	13636-240				
PESCOSOLIDO RICHARD M &					XX		01463-0505				

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	%
17777	09/25/2017	13	OTHER				100	100
11317	06/16/2011	14	SOLAR	1,000	08/23/2011	TL	100	100
980243	05/15/1998	4	DETACH.STRUC	3,200	01/26/1999	JS	100	100
930551	10/22/1993	3	ALT/RENO	6,900	05/06/1994	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	10,400	11	1.00	100	1.00	100	1.00	271,055	3.02	A	1.00	R08	1.15		195,440

TOTAL	10,411 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	195,400	165,500			
Infl1	AVG		BUILDING	236,500	209,300			
N_Index	AVG		DETACHED	3,600	3,300			
			OTHER	0	0			
			TOTAL	435,500	378,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 10 X 18		180	15.95	2,200
SHF	A	1.00	F 0.60 6 X 16			0.00	
SHF	A	1.00	F 0.60 8 X 18		144	16.42	1,400



BUILDING	CD	ADJ	DESC	MEASURE	8/23/2011	TL
MODEL	1		RESIDENTIAL	LIST	8/23/2011	TL
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	10/31/2016	DB
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	311,136
NET AREA	1,792	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	WDK	N	WOOD DECK	720		22.87	16,465	CONDITION ELEM	CD
\$NLA(RCN)	\$174	OVERALL	1.060	EXT COVER	4	VINYL	1.00	B	LLU	N	LOWER LEVEL UNF	896		34.30	30,734	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	LLF	L	LOWER LEVEL FIN	896	1970	58.38	52,304	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	896	1970	212.31	190,225	KITCHEN	A
				FLOOR COVER	35	WW-VINYL	1.00	C	CAN	N	CANOPY	160		12.64	2,022	BATHS	A
				INT. FINISH	3	WOOD PANEL	0.98	D	CAN	N	CANOPY	128		13.14	1,682	HEAT	A
				HEATING/COOLING	5	ELECTRIC BB	0.98	F11	O	FPL 1S 1OP	1		8,584.10	8,584	ELECT	A	
				FUEL SOURCE	3	ELECTRIC	1.00	FIX	O	XTRA FIXTURES	4		2,279.85	9,119			
				USE	0		1.00										
				EFF.YR/AGE 1995 / 27													
				COND 24 24 %													
				FUNC 0													
				ECON 0													
				DEPR 24 % GD 76													
				RCNLD \$236,500													