

Key: 9269

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.486

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
VALLIERE MICHAEL J ETUX C/O VALLIERE DIANE M TRS 27 WING RD POCASSET, MA 02559				43.2-26-0				27 WING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VALLIERE DIANE M TRS				11/22/2023	F		10 36101-76				
VALLIERE MICHAEL J ETUX				03/20/2013	F		1 27222-191				
VALLIERE MICHAEL J				06/03/2002	F		1 15225-163				

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	%
07268	05/21/2007	2	ADDITIONS	60,000	09/02/2008	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	13,350	11	1.00	100	1.00	100	1.00	271,055	2.42	A	1.00	R08	1.15			200,760

TOTAL	13,329 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	200,800	170,000			
Infl1	AVG		BUILDING	277,600	245,600			
N_Index	AVG		DETACHED	1,500	1,400			
			OTHER	0	0			
			TOTAL	479,900	417,000			

DETACHED

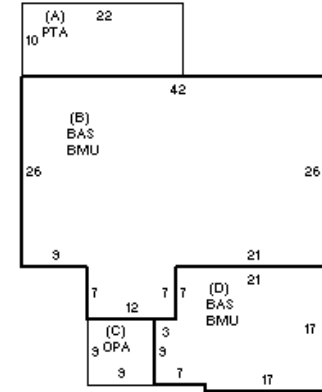
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 10 X 12		120	16.42	1,500



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/2/2008	TL
MODEL	1		RESIDENTIAL	LIST	5/5/1990	ISP
STYLE	1	0.95	RANCH [100%]	REVIEW	9/2/2008	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1974	SIZE ADJ	1.010
NET AREA	1,556	DETAIL ADJ	1.000
\$NLA(RCN)	\$232	OVERALL	0.990
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	9	1.00	
GARAGE CAPACITY	0	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
A	PTA	N	PATIO	220		13.59	2,991
+	BMU	N	BSMT UNFINISHED	1,556		31.94	49,704
+	BAS	L	BASE AREA	1,556	1974	183.44	285,427
C	OPA	N	OPEN PORCH	81		71.86	5,820
F11	O	FPL	FPL 1S 1OP	1		8,017.20	8,017
FIX	O	XTRA	XTRA FIXTURES	4		2,129.28	8,517

TOTAL RCN	360,476
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$277,600