**Key: 9280**

# Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,497

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| EMANUEL-LOGAN ADELE TRS OF<br>MAGNET WAY REALTY TRUST<br>6601 BOWLINE DR<br>SARASOTA, FL 34231 | 43.2-37-0 | 4 WING RD |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| EMANUEL-LOGAN ADELE TRS O | 07/22/2015 | QS | 292,000 | 29029-45 |
| VIRZI VITO A ETUX | 07/08/2014 | QS | 250,000 | 28251-147 |
| JACKSON LOIS A & JOAN W H | 12/09/1994 | A | 100 | 9476-078 |

| CLASS | CLASS% | DESCRIPTION | BN ID | BN | CARD |
|---|---|---|---|---|---|
| 1010 | 100 | SINGLE FAMILY | | 1 | 1 of 1 |

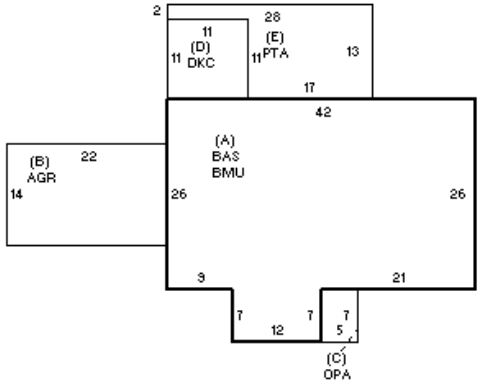
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| EXB-20-165 | 08/05/2020 | 15 | INSULATE/WEA | 2,708 | | | 100 | 100 |
| 17516 | 07/05/2017 | 9 | DECK | 5,000 | 06/29/2022 | SL | 100 | 100 |
| 08414 | 08/07/2008 | 3 | ALT/RENO | 11,000 | 09/04/2008 | | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N_Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 11,000 | 11 1.00 | 100 1.00 | 100 1.00 | 271,055 | 2.87 | A 1.00 | R08 1.15 | | | 196,510 |

| TOTAL | 11,021 SF | ZONING | 1 | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | POC | NOTE | | | |
| Infl1 | AVG | | | | |
| N_Index | AVG | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 196,500 | 166,400 |
| BUILDING | 274,500 | 242,900 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **471,000** | **409,300** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 06/29/2022

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 1 | 0.95 | RANCH [100%] |
| QUALITY | A | 1.00 | AVERAGE [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| | | |
|---|---|---|
| MEASURE | 6/29/2022 | SL |
| LIST | 6/29/2022 | EST |
| REVIEW | 7/6/2022 | TL |

| | | | |
|---|---|---|---|
| YEAR BLT | 1975 | SIZE ADJ | 1.015 |
| NET AREA | 1,176 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $275 | OVERALL | 1.020 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1 | 1.00 |
| ROOMS | 6 | 1.00 |
| BEDROOMS | 3 | 1.00 |
| BATHROOMS | 1 | 1.00 |
| FIXTURES | 5 | 1.00 |
| GARAGE CAPACITY | 1 | 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 | 11 | HT WATER CL AIR | 1.05 |
| FUEL SOURCE | 2 | GAS | 1.00 |
| USE | 0 | | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| A | BMU | N | BSMT UNFINISHED | 1,176 | | 37.75 | 44,397 |
| A | BAS | L | BASE AREA | 1,176 | 1975 | 198.74 | 233,721 |
| B | AGR | N | ATT GARAGE | 308 | | 72.26 | 22,256 |
| C | OPA | N | OPEN PORCH | 35 | | 84.36 | 2,953 |
| D | DKC | N | DECK-COMPOSITE | 121 | | 65.00 | 7,865 |
| E | PTA | N | PATIO | 243 | | 14.08 | 3,421 |
| | F11 | O | FPL 1S 1OP | 1 | | 8,301.00 | 8,301 |

| TOTAL RCN | 322,913 |
|---|---|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | A |
| HEAT | U |
| ELECT | U |

| EFF.YR/AGE | 2004 / 18 | |
|---|---|---|
| COND | 15 | 15 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 15 | % GD 85 |
| RCNLD | | $274,500 |