

Key: 10249

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.485

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TURNER JOSEPH D C/O DISTEFANO ANNE F TRS 19 DRIFTWOOD LANE LYNNFIELD, MA 01940				47.1-106-0				60 ELGIN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DISTEFANO ANNE F TRS				01/12/2023	J	158,475	35591-71				
DISTEFANO ANNE F TRS				01/12/2023	A	160,000	35591-68				
TURNER JOSEPH D				01/03/2018	A	158,475	31001-75				

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-21-453	07/02/2021	3	ALT/RENO	11,208			100	100
970356	07/07/1997	9	DECK	1,522	05/13/1998	JS	100	100

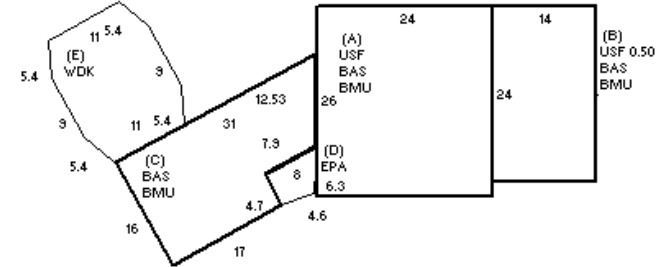
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	17,300	14	1.00	100	1.00	100	1.00	942,800	1.93	A	1.00	BGD	4.00			723,070

TOTAL	17,293 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	723,100	448,000			
Infl1	AVG		BUILDING	362,100	335,700			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				1,085,200	783,700			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/13/2008	SAL
MODEL	1		RESIDENTIAL	LIST	8/13/2008	EST
STYLE	4	1.05	CAPE [100%]	REVIEW	11/15/2023	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1980	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	470,318															
NET AREA	2,145	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,353		36.07	48,805																	
\$NLA(RCN)	\$219	OVERALL	1.070	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,353	1980	212.25	287,179																	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	792	1980	122.77	97,236																	
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	EPA	N	ENCLOSED PORCH	32		129.39	4,141																	
				FLOOR COVER	13	HARDWOOD-W/W	1.00	E	WDK	N	WOOD DECK	265		29.24	7,749																	
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		8,048.30	8,048																	
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		9,946.40	9,946																	
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	3		2,404.63	7,214																	
				USE	0		1.00																									
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