

Key: 10258

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.494

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
LOWNEY CHARLES WILLIAM TRS REV TR AGRMT CHARLES W. LOWNEY 60 WHITTIER ROAD MILTON, MA 02186				47.1-115-0				79 ELGIN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LOWNEY CHARLES WILLIAM TR				02/16/2018	F	1	31089-117				
LOWNEY CHARLES W ETUX				06/28/2002	QS	1,020,000	15314-85				
SCHLENER SUSAN				11/18/1996	QS	435,000	10486-77				

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	%
18401	05/14/2018	3	ALT/RENO	4,504			100	100
11265	05/19/2011	9	DECK	4,500	02/26/2015		100	100

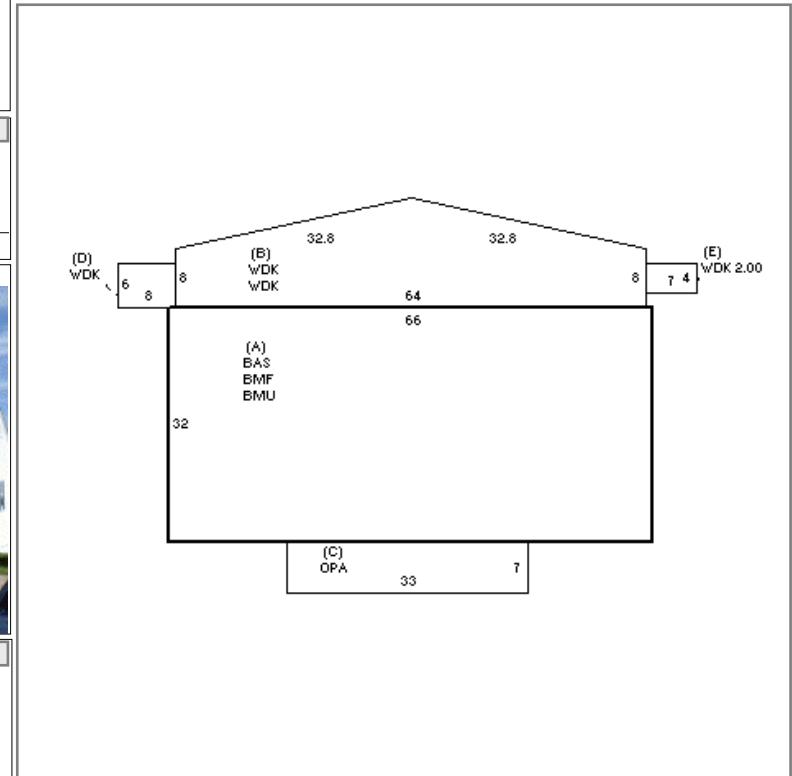
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	19,800	14	1.00	100	1.00	100	1.00	2,144,870	1.72	A	1.00	BSP	9.10			1,680,700

TOTAL	19,820 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE per Mike hse #79, was 85; no access to sandy beach; only access rocky	LAND	1,680,700	1,487,500			
Infl1	AVG		BUILDING	467,800	414,000			
N_Index	AVG		DETACHED	8,600	8,600			
			OTHER	0	0			
		TOTAL	2,157,100	1,910,100				

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	A	1.00	50 0.50		512	29.72	7,600
SHF	A	1.00	50 0.50	10 X 12	120	16.42	1,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/5/2018	TL
MODEL	1		RESIDENTIAL	LIST	7/13/2010	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	7/5/2018	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1966	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	584,760
NET AREA	2,112	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	2,112		30.32	64,040	CONDITION ELEM	CD
\$NLA(RCN)	\$277	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH	2,112		28.86	60,956	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	2,112	1966	181.36	383,032	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	WDK	N	WOOD DECK	1,576		22.54	35,523	KITCHEN	G
				FLOOR COVER	2	SOFTWOOD	1.02	C	OPA	N	OPEN PORCH	231		62.10	14,346	BATHS	G
				INT. FINISH	2	DRYWALL	1.00	F12	O	FPL 1S 2OP	1		8,885.20	8,885	HEAT	A	
				HEATING/COOLING	9	WARM-COOL AIR	1.03	FIX	O	XTRA FIXTURES	8		2,247.29	17,978	ELECT	A	
				FUEL SOURCE	2	GAS	1.00										
				USE	0		1.00										
				EFF.YR/AGE 1999 / 23													
				COND 20 20 %													
				FUNC 0													
				ECON 0													
				DEPR 20 % GD 80													
				RCNLD \$467,800													