

Key: 10426

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.660

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
LOWENSTEIN ANDREW J ETUX KATHLEEN M LOWENSTEIN PO BOX 336 CATAUMET, MA 02534-0336										48.0-9-0				1014 COUNTY RD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
LOWENSTEIN ANDREW J ETUX										09/11/2002	QS	375,000	15580-168				
PRETE ELIZABETH										07/06/2000	F		13115-216				
PRETE ELIZABETH &										03/28/1995	O	67,500	10315-20				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
13847	11/26/2013	2	ADDITIONS	190,000	05/17/2016	SW	100	100
980247	05/18/1998	4	DETACH.STRUC	10,000	02/11/1999	JS	100	100
950168	04/13/1995	3	ALT/RENO	20,000	07/23/1996	JC	100	100
910307	07/01/1991	6	FENCE	400	02/01/1992	HS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	14	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	0.442	14	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		6,840

TOTAL	1.360 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		NOTE				LAND	212,400	188,000
Infl1	AVG			LAND	510,400	451,700			
N_Index	AVG			DETACHED	58,800	55,900			
							OTHER	85,400	75,500
							TOTAL	867,000	771,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BBN	E	1.90	10 0.90		448	85.54	34,500
DGF	E	1.90	10 0.90		280	89.17	22,500
SHF	A	1.00	10 0.90	10 X 12	120	16.42	1,800

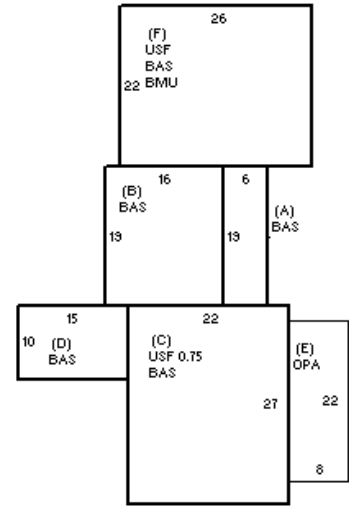


BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/17/2016	SW
MODEL	1		RESIDENTIAL	LIST	10/22/2013	TL
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	5/17/2016	SW
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1892	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,752	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,162	1892	198.99	231,226
\$NLA(RCN)	\$193	OVERALL	1.070	EXT COVER	1	WOOD SHINGLE	1.02	C	USF	L	UPPER STORY FIN	446	1892	116.81	52,097
				ROOF SHAPE	1	GABLE	1.00	E	OPA	N	OPEN PORCH	176		73.43	12,924
				ROOF COVER	1	ASPH/COMP SHIN	1.00	F	BMU	N	BSMT UNFINISHED	572		51.72	29,582
				FLOOR COVER	1	HARDWOOD	1.02	F	BAS	L	BASE AREA	572	2013	198.99	113,822
				INT. FINISH	1	PLASTER	1.00	F	USF	L	UPPER STORY FIN	572	2013	116.81	66,815
				HEATING/COOLING	9	WARM-COOL AIR	1.03	CPC	O	O	CAPE CELLAR	1		4,242.30	4,242
				FUEL SOURCE	2	GAS	1.00	FIX	O	O	XTRA FIXTURES	3		2,392.67	7,178
				USE	0		1.00	JAC	O	O	JACUZZI	1		13,796.60	13,797

TOTAL RCN	531,682
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2015 / 7
COND	4 4 %
FUNC	0
ECON	0
DEPR	4 % GD 96
RCNLD	\$510,400



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LEGALS

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TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1010	100	SINGLE FAMILY					2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	


LAND

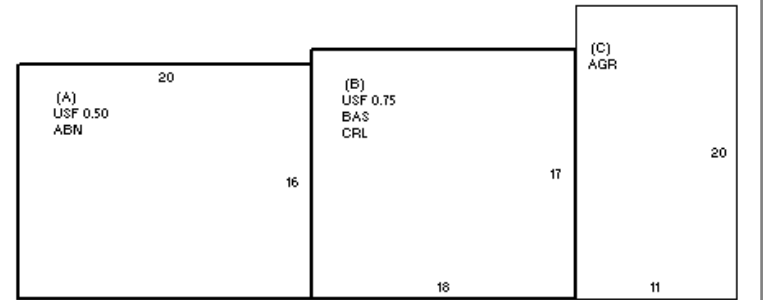
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	85,400	
Infl1		BUILDING			
N_Index		DETACHED			
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/22/2013





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/22/2013	TL
MODEL	1		RESIDENTIAL	LIST	10/22/2013	TL
STYLE	20	0.75	GARAGE W/QTRS [100%]	REVIEW	5/18/2016	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1892	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	118,572
NET AREA	696	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	ABN	N	ATT BARN	320		43.02	13,768		
\$NLA(RCN)	\$170	OVERALL	0.760	EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	390	1952	85.30	33,266		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	CRL	N	BSMT CRAWL	306	26.56	8,126		
STORIES	1.75	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	B	BAS	L	BASE AREA	306	1892	168.33	51,508			
ROOMS	3	1.00	FLOOR COVER	3	W/W CARPET	1.00	C	AGR	N	ATT GARAGE	220		54.11	11,903			
BEDROOMS	0	1.00	INT. FINISH	2	DRYWALL	1.00											
BATHROOMS	0	1.00	HEATING/COOLING	14	PARTIAL HEAT	0.99											
FIXTURES	0	1.00	FUEL SOURCE	2	GAS	1.00											
GARAGE CAPACITY	1	1.00	USE	0		1.00											
% BSMT FINISH	0	1.00															
# OF HALF BATHS	0	1.00															
# OF UNITS	1	1.00															

TOTAL RCN		118,572	
CONDITION ELEM	CD		
EXTERIOR	A		
INTERIOR	A		
KITCHEN	A		
BATHS	A		
HEAT	O		
ELECT	O		
EFF.YR/AGE		1991 / 31	
COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72
RCNLD	\$85,400		