

Key: 10533

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10.777

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION	
SCHOENHERR HENRY W & ELEANOR SCHOENHERR TRS REV C/O BRIAN SCHOENHERR 43 AUTHORS RD CONCORD, MA 01742		49.0-12-0	12 RAMS HEAD RD	
TRANSFER HISTORY		DOS	T	SALE PRICE
SCHOENHERR HENRY W &		05/27/1993	J	1 8598-021

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 %

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	15	1.00	100	1.00	100	1.00	942,800	1.00	A	1.00	BAV	4.00	865,580
300	A	0.232	15	1.00	100	1.00	100	1.00	65,200	1.00	A	1.00	BAV	4.00	15,130

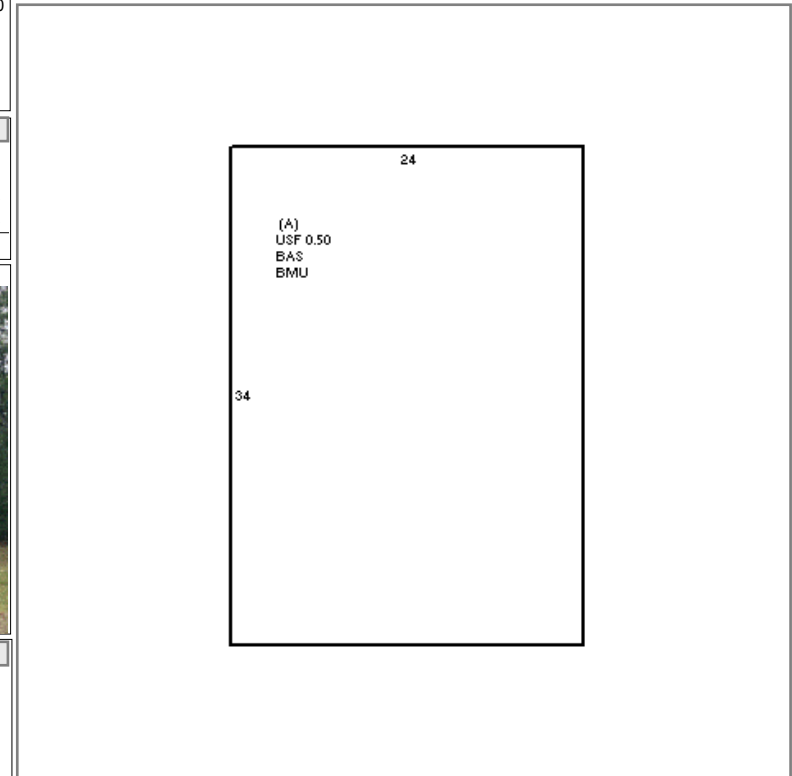
TOTAL	1.150 Acres	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	SCRAG NCK	NOTE	LAND	880,700	779,400			
Infl1	AVG		BUILDING	213,400	188,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	1,094,100	968,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 7 X 7			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/23/2021	TL
MODEL	1		RESIDENTIAL	LIST	8/23/2021	EST
STYLE	4	1.05	CAPE [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1960	SIZE ADJ	1.015
NET AREA	1,224	DETAIL ADJ	1.000
\$NLA(RCN)	\$229	OVERALL	1.090
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	4	1.00	
BEDROOMS	2	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	1	WOOD SHINGLE	1.02
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	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	816		40.34	32,919
A	BAS	L	BASE AREA	816	1960	219.39	179,025
A	USF	L	UPPER STORY FIN	408	1960	121.73	49,667
	F21	O	FPL 2S 1OP	1		9,745.80	9,746
	FIX	O	XTRA FIXTURES	4		2,355.98	9,424

TOTAL RCN	280,782
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$213,400