

Key: 10993

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.282

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ECKSTROM GEORGE W & JULIA M ECKSTROM PO BOX 1 CATAUMET, MA 02534				51.4-31-0				71 SCRAGGY NECK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ECKSTROM GEORGE W & ECKSTROM GEORGE W &				08/09/2016	F XX	1	29851-304 2510-2				

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-23-313	05/22/2023	15	INSULATE/WEA	2,276			100 100
151079	11/23/2015	14	SOLAR	25,755			100 100
930381	07/27/1993	2	ADDITIONS	18,000	06/03/1994	JS	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	32,570	14	1.00	100	1.00	100	1.00	424,260	1.16	A	1.00	R09	1.80			368,520

TOTAL	32,583 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE	LAND	368,500	326,100			
Infl1	AVG		BUILDING	327,000	314,200			
N_Index	AVG		DETACHED	1,500	2,000			
			OTHER	0	0			
			<b>TOTAL</b>	<b>697,000</b>	<b>642,300</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50	12 X 16	192	15.95	1,500
SHF	A	1.00	50 0.50	8 X 10		0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	2/3/2023	RP
MODEL	1		RESIDENTIAL	LIST	2/3/2023	RP
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	2/3/2023	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	467,207
NET AREA	2,176	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,056		39.58	41,796	CONDITION ELEM	CD
\$NLA(RCN)	\$215	OVERALL	1.080	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	720	1920	118.02	84,974	EXTERIOR	A
				ROOF SHAPE	2	HIP	1.02	+	WDK	N	WOOD DECK	347		23.18	8,045	INTERIOR	F
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	84		78.01	6,553	KITCHEN	F
				FLOOR COVER	1	HARDWOOD	1.02	D	CRL	N	BSMT CRAWL	360		37.18	13,386	BATHS	F
				INT. FINISH	1	PLASTER	1.00	E	BAS	L	BASE AREA	336	1988	199.12	66,905	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	+	BAS	L	BASE AREA	1,120	1920	199.12	223,016	ELECT	A
				FUEL SOURCE	2	GAS	1.00		FIX	O	XTRA FIXTURES	6		2,311.53	13,869		
				USE	0		1.00		MST	O	MAS/METAL STACK	2		4,331.85	8,664		
																EFF.YR/AGE	1989 / 33
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$327,000

