

Key: 11259

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.570

LEGAL

CURRENT OWNER		PARCEL ID	LOCATION		
MAHONEY JOHN ETUX LAUREN J TORLONE P O BOX 418 CATAUMET, MA 02534		54.0-73-0	2 WHIMBREL DR		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MAHONEY JOHN ETUX		12/20/2012	QS	339,000	26971-273
LANE MARK R & THOMPSON FRANCES L		08/23/2012	N X	180,000	26611-325 11737-27

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	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	13,520	14	1.00	100	1.00	100	1.00	294,625	2.39	A	1.00	R06	1.25		218,550
300	A	0.200	14	1.00	100	1.00	100	1.00	20,375	1.00	OS	1.00	R06	1.25		4,080

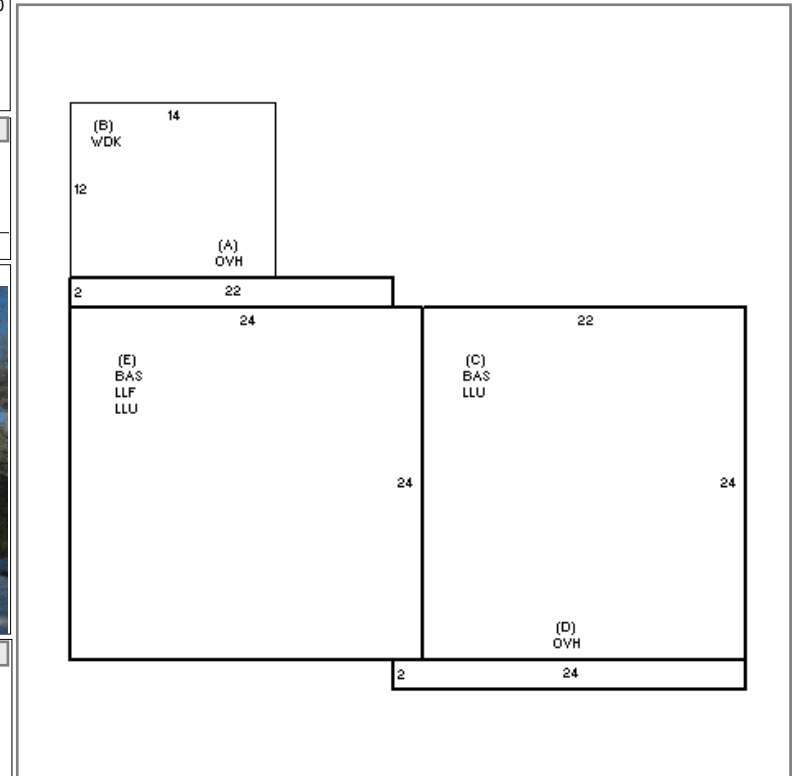
TOTAL	13,520 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	N O T E	MAP 54 PARCELS 67-68-77 MAP 55 PARCELS 22 & 28=OPEN SPACE			LAND	222,600	197,000
Infl1	AVG		BUILDING	303,500	268,600			
N_Index	AVG		OTHER	0	0			
						TOTAL	526,100	465,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/13/2008	TL
MODEL	1		RESIDENTIAL	LIST	2/13/2013	TL
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	2/13/2013	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1978	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	384,138
NET AREA	1,772	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	OVH	L	OVERHANG	92	1978	209.34	19,259		
\$NLA(RCN)	\$217	OVERALL	1.090	EXT COVER	1	WOOD SHINGLE	1.02	B	WDK	N	WOOD DECK	168		40.43	6,792		
				ROOF SHAPE	1	GABLE	1.00	+	LLU	N	LOWER LEVEL UNF	1,104		37.04	40,887		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	1,104	1978	221.90	244,979		
				FLOOR COVER	1	HARDWOOD	1.02	E	LLF	L	LOWER LEVEL FIN	576	1978	71.33	41,085		
				INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	2		8,239.60	16,479		
				HEATING/COOLING	11	HT WATER CL AIR	1.05		F12	O	FPL 1S 2OP	1		9,733.10	9,733		
				FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	2		2,461.60	4,923		
				USE	0		1.00										
																EFF.YR/AGE	1998 / 24
																COND	21 21 %
																FUNC	0
																ECON	0
																DEPR	21 % GD 79
																RCNLD	\$303,500