

Key: 15453

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.789

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ROBERTS ALAN H & NANCY D ROBERTS 11 ELGIN RD POCASSET, MA 02559				47.2-79-0				11 ELGIN RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
ROBERTS ALAN H & GOOD BUILDERS INC				08/23/2004	QS	1,590,000		18960-311			
GOOD THOMAS M JR & STEPHE				08/23/2004	B	300,000		18960-307			
				06/16/2000	J	13076-227+					

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	942,800	1.00	A	1.00	BGD	4.00	865,580
300	A	0.097	14	1.00	100	1.00	100	1.00	65,200	1.00	A	1.00	BGD	4.00	6,320

TOTAL	1.015 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET		NOTE	LAND		871,900	540,200	
Infl1	AVG			BUILDING		1,194,100	1,068,900	
N_Index	AVG			DETACHED		38,600	36,700	
				OTHER		0	0	
				TOTAL		2,104,600	1,645,800	

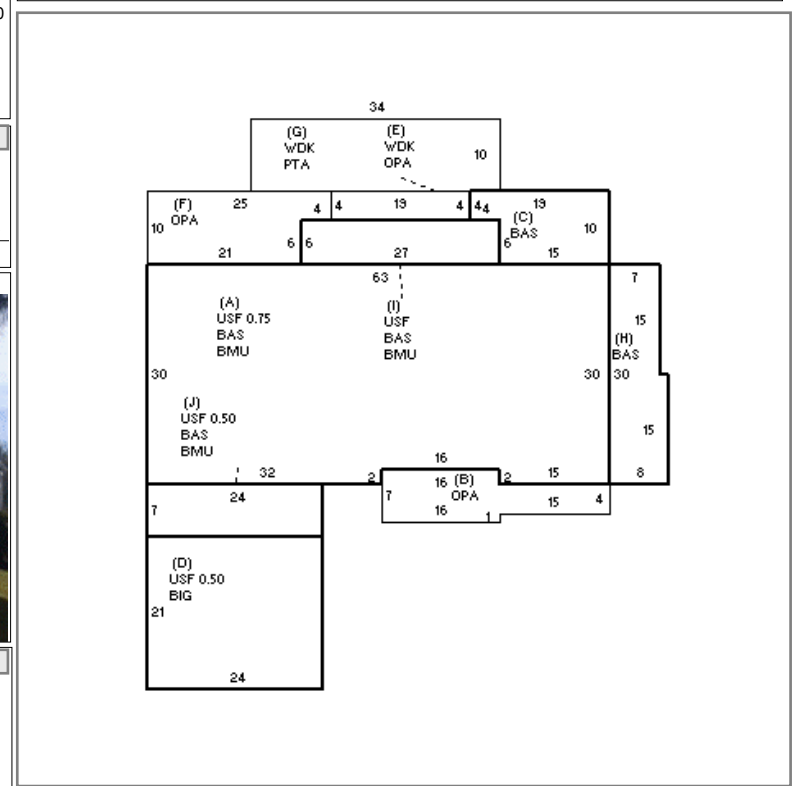
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	E	1.90	10 0.90	20 X 46 GUN	920	46.66	38,600



BUILDING	CD	ADJ	DESC	MEASURE	3/3/2016	SW
MODEL	1		RESIDENTIAL	LIST	3/3/2016	SW
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	10/7/2019	TL
QUALITY	V	1.35	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2003	SIZE ADJ	0.985	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	4,471	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00
\$NLA(RCN)	\$311	OVERALL	1.170	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	9	WARM-COOL AIR	1.03
				FUEL SOURCE	2	GAS	1.00
				USE	0		1.00

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	%
19114	02/19/2019	3	ALT/RENO	46,500			100	100
14697	08/21/2014	8	POOL	44,600	03/03/2016	SW	100	100
14135	03/11/2014	2	ADDITIONS	73,000	03/03/2016	SW	100	100
03037	01/29/2003	1	NEW CONSTRUC	350,000	08/16/2004	TL	100	100



BLDG COMMENTS

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,388,449
+	BMU	N	BSMT UNFINISHED	2,188		44.70	97,814		
+	BAS	L	BASE AREA	2,188	2003	255.84	559,767		
+	USF	L	UPPER STORY FIN	1,892	2003	161.75	306,038		
+	OPA	N	OPEN PORCH	474		91.56	43,401		
+	BAS	L	BASE AREA	391	2014	255.84	100,032		
D	BIG	N	BUILT-IN GARAGE	504		121.98	61,479		
+	WDK	N	WOOD DECK	416		33.23	13,825		
G	PTA	N	PATIO	210		21.15	7,193		
BGF	N	BSMT GOOD FINIS		348		54.71	119,705		
F21	O	FPL 2S 1OP		1		13,705.10	13,705		
FIX	O	XTRA FIXTURES		14		3,313.20	46,385		
JAC	O	JACUZZI		1		19,105.30	19,105		

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2005 / 17
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86

RCNLD	\$1,194,100
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