

Key: 3527

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.569

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CURRENT OWNER				PARCEL ID				LOCATION			
BUTLER WALTER H II & VICTORIA BUTLER TR WVB REALTY TRUST 38 LINCOLN AVE BUZZARDS BAY, MA 02532				19.3-93-0				38 LINCOLN AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BUTLER WALTER H II & VICT				12/09/2011	F	100	25906-237				
BUTLER WALTER H II				10/28/1991	XX		07728-00295				

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	%
19464	05/28/2019	3	ALT/RENO		07/27/2022	SL	100	100
16605	07/21/2016	4	DETACH.STRUC	11,594	08/30/2016		100	100
14730	09/03/2014	3	ALT/RENO	3,000			100	100
14454	06/13/2014	6	FENCE	1,300			100	100

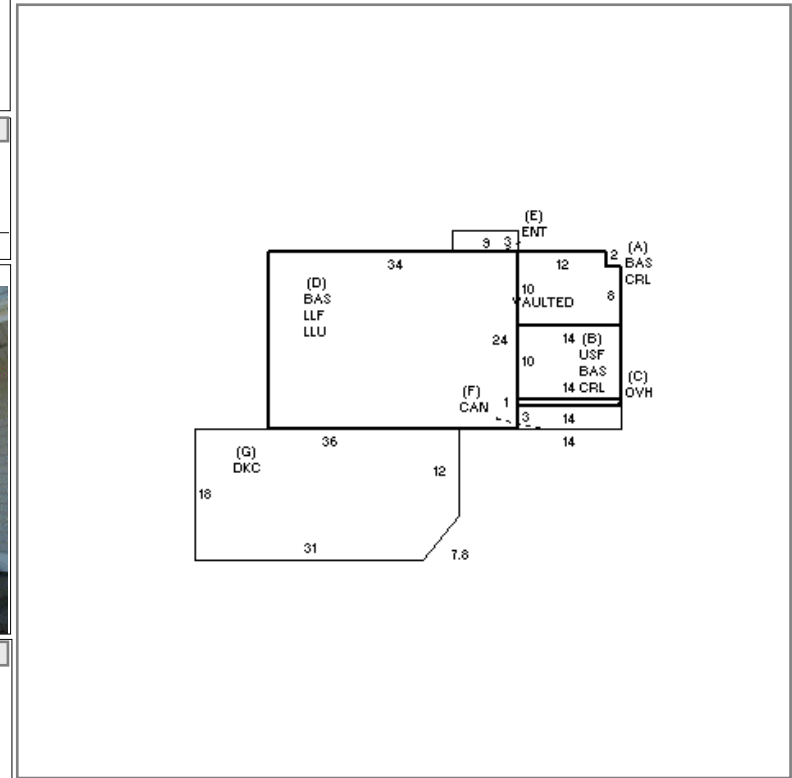
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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,472 4		1.00	1.00	247,485	4.68	A	1.00	R05	1.05	171,970

TOTAL	6,490 SF	ZONING	1	FRNT	120	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	172,000	152,200
Infl1	AVG					BUILDING	323,000	285,900
N_Index	AVG					DETACHED	2,600	2,500
						OTHER	0	0
						TOTAL	497,600	440,600

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	A 0.75		1	2,826.30	2,100
SHF	A	1.00	A 0.75 8X12	2016		0.00	
SHF	A	1.00	A 0.75 8X12			0.00	
PTD	A	1.00	A 0.75 10X14		140	4.70	500



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BUILDING	CD	ADJ	DESC	MEASURE	7/27/2022	SL
MODEL	1		RESIDENTIAL	LIST	7/27/2022	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	8/3/2022	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1954	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	393,929	
NET AREA	2,062	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	CRL	N	BSMT CRAWL	276		36.84	10,167			
\$NLA(RCN)	\$191	OVERALL	1.070	EXT COVER	15	VINYL SHINGLE	1.02	+	BAS	L	BASE AREA	1,092	1954	206.43	225,422			
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	140	1954	118.33	16,566			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OVH	L	OVERHANG	14	1954	194.71	2,726			
				FLOOR COVER	1	HARDWOOD	1.02	D	LLU	N	LOWER LEVEL UNF	816		34.45	28,114			
				INT. FINISH	2	DRYWALL	1.00	D	LLF	L	LOWER LEVEL FIN	816	1954	58.63	47,846			
				HEATING/COOLING	9	WARM-COOL AIR	1.03	E	ENT	N	ENCLOSED ENTRY	27		90.89	2,454			
				FUEL SOURCE	2	GAS	1.00	F	CAN	N	CANOPY	42		14.67	616			
				USE	0		1.00	G	DKC	N	DECK-COMPOSITE	633		66.72	42,235			
									F11	O	FPL 1S IOP	1		8,622.20	8,622			
									FIX	O	XTRA FIXTURES	4		2,289.95	9,160			
																EFF.YR/AGE	2001 / 21	
																COND	18 18 %	
																FUNC	0	
																ECON	0	
																DEPR	18 % GD 82	
																RCNLD	\$323,000	