Key: 4530

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4,615

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LOWE DUNCAN ETUX KELLY LOWE PO BOX 256 SAGAMORE BEACH, MA 02562	23.2-8-0	26 LAFAYETTE AVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LOWE DUNCAN ETUX	03/28/2003	S	240,000	16652-212
HOBAN KAREN TR OF	03/28/2003	S	201,000	16652-209
US BANK NATIONAL ASSOCIAT	03/28/2003	L	201,000	16652-209

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1040	100	TWO-FAMILY		1	1 of 1

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

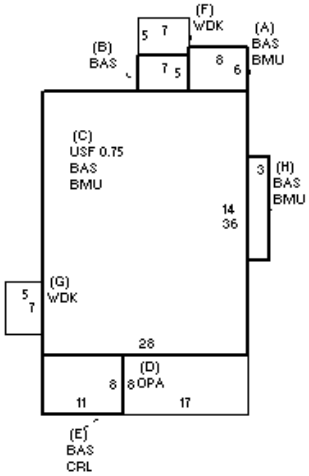
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,172	4 1.00	100 1.00	100 1.00	235,700	2.62	A 1.00	R02 1.00			172,720

TOTAL	12,172 SF	ZONING	1	FRNT	92

Nbhd	BBAY
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	172,700	122,300
BUILDING	320,900	284,000
DETACHED	0	0
OTHER	0	0
TOTAL	**493,600**	**406,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 05/28/2014

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	1.00	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/28/2014	JB
LIST	5/28/2014	JB
REVIEW	8/20/2014	JB

YEAR BLT	1928	SIZE ADJ	1.010
NET AREA	1,977	DETAIL ADJ	1.000
$NLA(RCN)	$214	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
FIXTURES	10	1.00
GARAGE CAPACITY	1	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	0	1.00
# OF UNITS	2	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	1	PLASTER	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,098		39.04	42,865
+	BAS	L	BASE AREA	1,221	1928	201.25	245,731
C	USF	L	UPPER STORY FIN	756	1928	116.41	88,006
D	OPA	N	OPEN PORCH	136		73.45	9,990
E	CRL	N	BSMT CRAWL	88		36.68	3,228
+	WDK	N	WOOD DECK	70		57.46	4,022
	BMG	O	BSMT GARAGE	1		7,631.20	7,631
	F21	O	FPL 2S 1OP	1		9,430.90	9,431
	FIX	O	XTRA FIXTURES	5		2,279.94	11,400

TOTAL RCN	422,302

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			$320,900