

Key: 5391

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.538

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
YOUNIS ANTONETTE T ETUX JOSEPH YOUNIS 51 BUCKBOARD LN WESTWOOD, MA 02090-1727				26.1-176-0				11 BENEDICT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
YOUNIS ANTONETTE T ETUX				03/18/2015	F	100	28746-117				
YOUNIS ANTONETTE T ETUX				08/22/2007	F	100	22283-138				
YOUNIS ANTONETTE				03/03/2003	QS	355,000	16497-180				

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	%
B-23-252	11/12/2023	2	ADDITIONS	60,000				0
17157	03/07/2017	4	DETACH.STRUC	4,000	04/27/2018			100
12634	09/11/2012	3	ALT/RENO	6,500				100
01179	04/11/2001	3	ALT/RENO	5,400	06/03/2002	TL		100

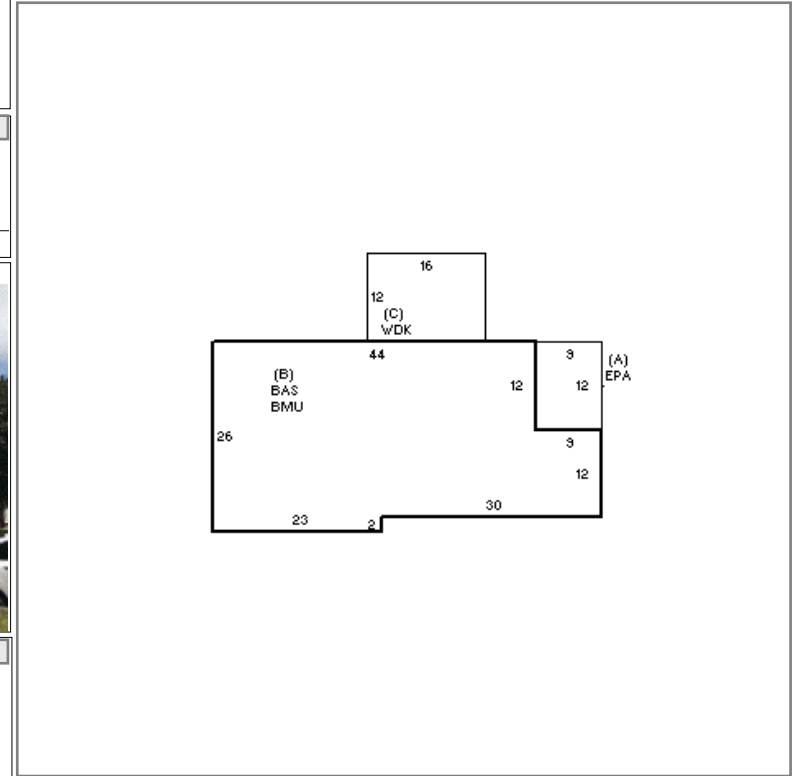
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	12,000	7	1.00	100	1.00	100	1.00	424,260	2.66	A	1.00	BGD	1.80									310,420

TOTAL	11,979 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	310,400	274,700			
Infl1	AVG		BUILDING	222,200	196,700			
N_Index	AVG		DETACHED	2,100	2,000			
			OTHER	0	0			
			TOTAL	534,700	473,400			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	10 0.90	12 X 12	2018	144	16.42	2,100



BUILDING	CD	ADJ	DESC	MEASURE	6/6/2018	TL
MODEL	1		RESIDENTIAL	LIST	6/6/2018	TL
STYLE	1	0.95	RANCH [100%]	REVIEW	6/6/2018	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1953	SIZE ADJ	1.015
NET AREA	1,210	DETAIL ADJ	1.000
\$NLA(RCN)	\$242	OVERALL	0.950

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	5	VINYL	1.00
INT. FINISH	5	OTHER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	EPA	N	ENCLOSED PORCH	108		79.33	8,567
B	BMU	N	BSMT UNFINISHED	1,210		30.80	37,273
B	BAS	L	BASE AREA	1,210	1953	181.26	219,326
C	WDK	N	WOOD DECK	192		33.73	6,476
	BMG	O	BSMT GARAGE	1		6,873.20	6,873
	F11	O	FPL 1S 1OP	1		7,731.40	7,731
	FIX	O	XTRA FIXTURES	3		2,053.53	6,161

TOTAL RCN	292,408
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	\$222,200