

Key: 6447

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 6.603

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
OGARA CHRISTOPHER & JOAN NOREEN SINGER P O BOX 554 MONUMENT BEACH, MA 02553-0554		30.4-127-0		46 ELM AVE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
		09/29/2000	QS XX	245,500	() 03269-0302

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 %
11487	08/22/2011	3	ALT/RENO		10/23/2020	TL	100 100
950015	01/13/1995	3	ALT/RENO	450			100 100
		2	ADDITIONS	7,000	08/22/1996	JS	100 100

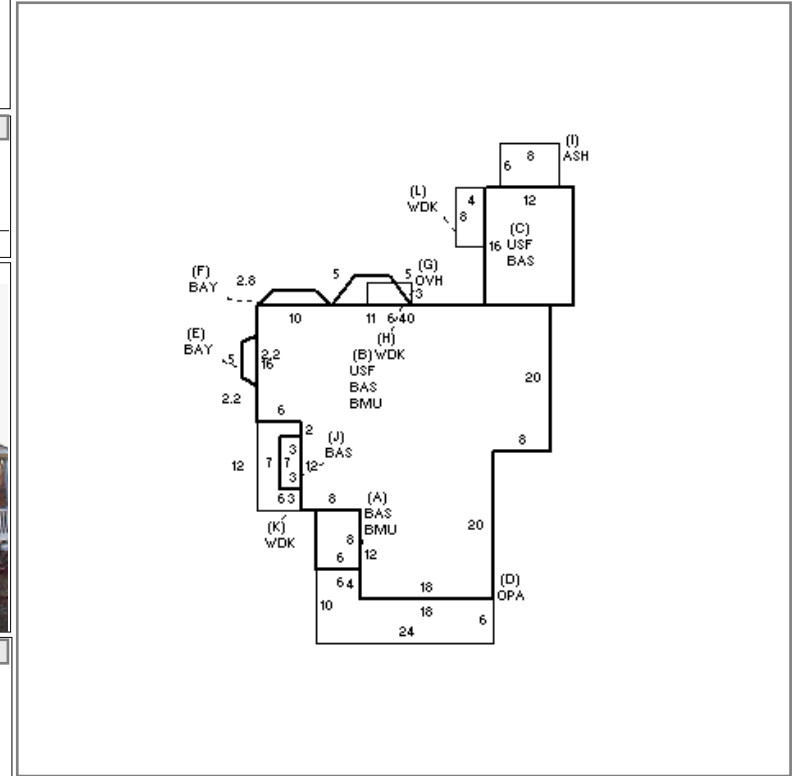
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	10,000	9	1.00	100	1.00	100	1.00			271,055	3.13	A	1.00	BAV	1.15						194,720

TOTAL	10,019 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	194,700	172,300	BUILDING	518,100	458,400
Infl1	AVG		DETACHED	0	0	OTHER	0	0
N_Index	AVG		TOTAL	712,800	630,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	5/1/2014	TL
MODEL	1		RESIDENTIAL	LIST	10/23/2020	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	10/23/2020	TL
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1876	SIZE ADJ	1.000
NET AREA	2,913	DETAIL ADJ	1.000
\$NLA(RCN)	\$193	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	10	1.00	
BEDROOMS	4	1.00	
BATHROOMS	3	1.00	
FIXTURES	12	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,248		35.89	44,793
EXT COVER	1	WOOD SHINGLE	1.02	+	USF	L	UPPER STORY FIN	1,392	1876	116.81	162,596
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,461	1876	206.11	301,128
ROOF COVER	1	ASPH/COMP SHIN	1.00	D	OPA	N	OPEN PORCH	168		73.43	12,336
FLOOR COVER	1	HARDWOOD	1.02	+	BAY	L	BAYWINDOW	28	1876	203.48	5,697
INT. FINISH	2	DRYWALL	1.00	G	OVH	L	OVERHANG	32	1876	203.46	6,511
HEATING/COOLING	9	WARM-COOL AIR	1.03	+	WDK	N	WOOD DECK	101		44.40	4,484
FUEL SOURCE	2	GAS	1.00	I	ASH	N	ATT SHED	48		27.92	1,340
USE	0		1.00		F21	O	FPL 2S 1OP	1		9,896.90	9,897
					FIX	O	XTRA FIXTURES	6		2,392.68	14,356

TOTAL RCN	563,139
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2011 / 11
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$518,100