Key: 650

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 650

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HALL FRED M ETUX CAROL A HALL& JONATHAN J ECKERT ETUX HEATHER 14 LONGHOLLOW ROAD ENFIELD, CT 06082-5210	4.3-50-0	14 LONGFELLOW RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HALL FRED M ETUX CAROL A	12/28/2012	F	1	26994-255
CAPE COD BEACHCOMBERS LLC	11/06/2008	F	1	23255-135
HALL FRED ETUX CAROL HALL	06/20/2008	QS	316,000	22992-298

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	%
19479	05/29/2019	3	ALT/RENO	12,665			100	100
13231	04/17/2013	3	ALT/RENO	4,000	05/31/2013		100	100
960188	05/06/1996	2	ADDITIONS	25,800	03/27/1997	JC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,000	1 1.00	100 1.00	100 1.00	388,905	5.02	A 1.00	BAV 1.65			269,010

TOTAL	6,011 SF	ZONING	1	FRNT	75

Nbhd	N SAG
Infl1	AVG
N_Index	AVG

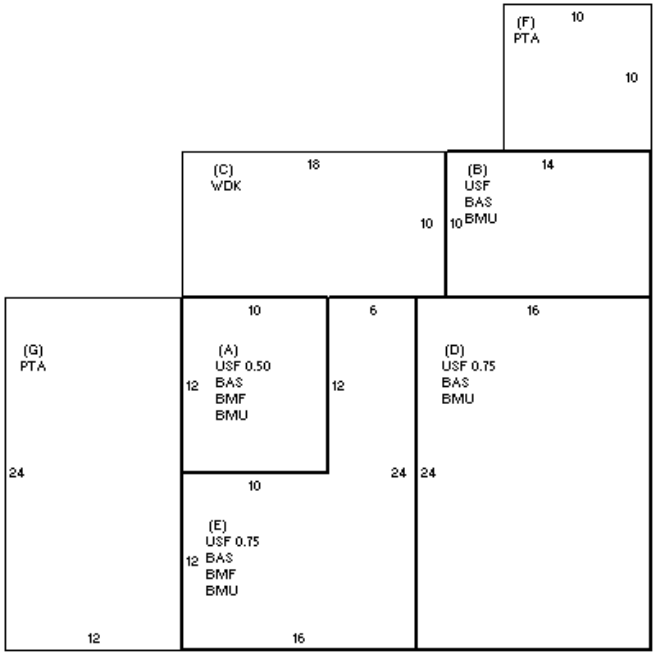
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	269,000	238,100
BUILDING	298,600	264,200
DETACHED	0	0
OTHER	0	0
TOTAL	**567,600**	**502,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	A 0.75	8X12			0.00	

PHOTO 01/10/2018



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/20/2021	NMP
LIST	1/10/2018	EST
REVIEW	6/20/2019	TL

YEAR BLT	1985	SIZE ADJ	1.010
NET AREA	1,594	DETAIL ADJ	1.000
$NLA(RCN)	$228	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	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
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	35	W/W-VINYL	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	908		39.41	35,782
A	BMF	N	BSMT FINISH	120		63.15	7,578
+	BAS	L	BASE AREA	908	1985	214.31	194,591
+	USF	L	UPPER STORY FIN	686	1985	117.51	80,611
C	WDK	N	WOOD DECK	180		37.80	6,804
E	BMF	N	BSMT FINISH	264		63.15	16,671
+	PTA	N	PATIO	388		14.70	5,702
	F21	O	FPL 2S 1OP	1		9,519.90	9,520
	FIX	O	XTRA FIXTURES	3		2,301.53	6,905

TOTAL RCN	364,163

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$298,600