

Key: 9070

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.271

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MANTHEI DONALD W 72 LINCOLN ST #24 NEWTON, MA 02461				43.1-62-0				12 SALT MARSH LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MANTHEI DONALD W				07/22/2002	F	1	15386-128				
MANTHEI DONALD W &				02/05/1997	J	100,330	10600-78				

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	%
EXB-20-28	06/05/2020	3	ALT/RENO	14,600	07/29/2020	TL	100	100
		3	ALT/RENO				100	100

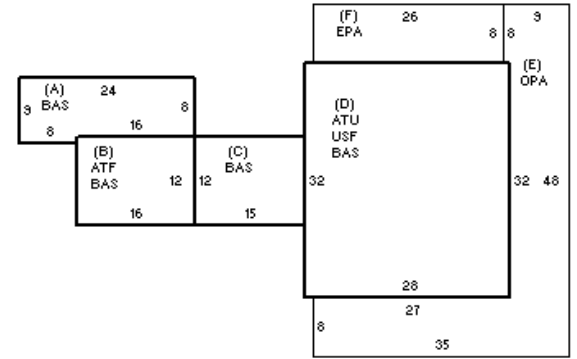
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	11	1.00	100	1.00	100	1.00	466,686	1.00	10	0.90 BA- 2.20	428,460
300	A	0.192	11	1.00	100	1.00	100	1.00	35,860	1.00	A	1.00 BA- 2.20	6,890

TOTAL	1.110 Acres		ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE row for 14 & 24 Salt Marsh Ln=topo					LAND	435,400	385,300
Infl1	AVG						BUILDING	356,300	315,300
N_Index	AVG						DETACHED	0	0
							OTHER	0	0
							<b>TOTAL</b>	<b>791,700</b>	<b>700,600</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	A	1.00 P	0.40 9 X 10			0.00	
SHF	A	1.00 P	0.40 6 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	4/16/2021	TL
MODEL	1		RESIDENTIAL	LIST	4/16/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	4/16/2021	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1900	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	494,887		
NET AREA	2,364	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,468	1900	188.06	276,071	CONDITION ELEM CD			
\$NLA(RCN)	\$209	OVERALL	1.020	EXT COVER	1	WOOD SHINGLE	1.02	B	ATF	N	ATTIC FINISH	192		63.64	12,218	EXTERIOR	A		
				ROOF SHAPE	2	HIP	1.02	D	USF	L	UPPER STORY FIN	896	1900	110.35	98,876	INTERIOR	A		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	D	ATU	N	ATTIC UNF	896		42.39	37,980	KITCHEN	F		
				FLOOR COVER	21	COMBO	1.00	E	OPA	N	OPEN PORCH	608		60.33	36,680	BATHS	F		
				INT. FINISH	4	WALL BOARD	0.96	F	EPA	N	ENCLOSED PORCH	208		66.87	13,910	HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02	CPC	O	O	CAPE CELLAR	1		3,870.80	3,871	ELECT	A		
				FUEL SOURCE	1	OIL	1.00	FIX	O	O	XTRA FIXTURES	7		2,183.03	15,281				
				USE	0		1.00												
																		EFF.YR/AGE	1991 / 31
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$356,300