Key: 9632

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9,858

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BROWN ROBERT L JR **491 WEIGOLD RD** **TORRINGTON, CT 06790**	**43.4-99-0**	**17 LANTERN LN**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BROWN ROBERT L JR	10/07/2014	F		28430-213-15
SCOVILLE RICHARD RUSSELL	12/18/1970	QS		1494-321

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

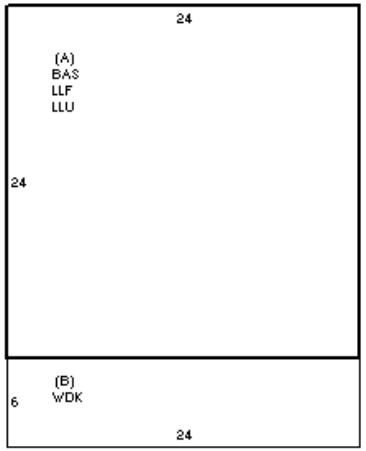
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,430	11 1.00	100 1.00	100 1.00	424,260	2.57	A 1.00	R09 1.80			311,630

TOTAL	12,415 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	311,600	252,800
BUILDING	134,600	120,800
DETACHED	11,500	11,000
OTHER	0	0
TOTAL	**457,700**	**384,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	F 0.60	22 X 24		528	36.34	11,500
SHF	L 0.90	F 0.60	8 X 4			0.00	

PHOTO 09/09/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.00	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/9/2008	MR
LIST	9/9/2008	MR
REVIEW	9/12/2008	KEO

YEAR BLT	1971	SIZE ADJ	1.015
NET AREA	1,152	DETAIL ADJ	1.000
$NLA(RCN)	$167	OVERALL	0.980

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	6	1.00
GARAGE CAPACITY	0	1.00
% BSMT FINISH	100	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	8	PLYWOOD	0.98
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	23	SOFTWOOD-W/W	1.00
INT. FINISH	3	WOOD PANEL	0.98
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
A	LLU	N	LOWER LEVEL UNF	576		36.06	20,773
A	LLF	L	LOWER LEVEL FIN	576	1971	61.38	35,354
A	BAS	L	BASE AREA	576	1971	215.99	124,409
B	WDK	N	WOOD DECK	144		39.30	5,660
	FIX	O	XTRA FIXTURES	1		2,118.70	2,119
	MST	O	MAS/METAL STACK	1		3,969.80	3,970

TOTAL RCN	192,284

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

EFF.YR/AGE	1989 / 33	
COND	30	30 %
FUNC	0	
ECON	0	
DEPR	30	% GD 70
RCNLD		$134,600