Key: 9830

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 10,063

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KALTON JOHN ETUX **ERASMINA KALTON** **18 PROSPECT HILL AVE** **SOMERVILLE, MA 02143-3421**	**44.1-135-0**	**108 WILLIAMS AVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KALTON JOHN ETUX KALTON GEORGE J	08/01/2003	F XX	90,000	17382-163 01359-0385

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

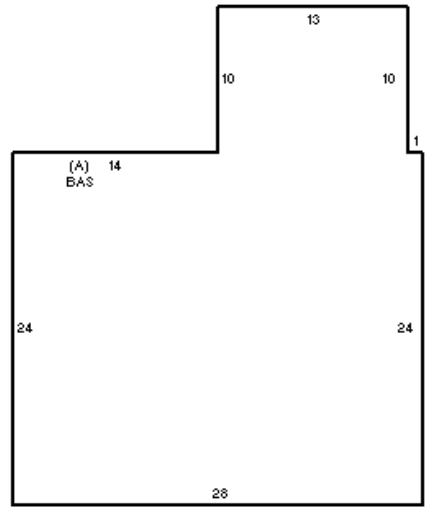
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
03170	04/02/2003	3	ALT/RENO	11,900	05/11/2005	TL	100	100

LAND

CD	T	AC/SF/UN	Nbhd		Infl1		N_Index		ADJ BASE	SAF	Topo		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	8,690	11	1.00	100	1.00	100	1.00	294,625	3.56	A	1.00	PVG	1.25			209,080

TOTAL	8,668 SF	ZONING	1	FRNT	0
Nbhd	POC	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	209,100	185,000
BUILDING	116,400	103,100
DETACHED	0	0
OTHER	0	0
TOTAL	**325,500**	**288,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/04/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	0.95	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/4/2003	TL
LIST	6/4/2003	TL
REVIEW	10/31/2016	DB

YEAR BLT	1950	SIZE ADJ	1.020
NET AREA	802	DETAIL ADJ	1.000
$NLA(RCN)	$196	OVERALL	0.970

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	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	3	FOUN. WALL	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	5	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
A	BAS	L	BASE AREA	802	1950	196.20	157,354

TOTAL RCN	157,354

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

EFF.YR/AGE	1993 / 29		
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74

RCNLD	$116,400