

Key: 11260

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.571

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION							
LANE CHERYL PO BOX 780 CATAUMET, MA 02534				54.0-74-0				4 WHIMBREL DR							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)								
LANE CHERYL				11/04/2019	H	1	32441-170								
LANE MARK R ETUX				01/15/2003	F	1	16239-341								
LANE JOAN R & MARK R LANE				09/30/1997	N	102,000	10980-140								
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	13,220	14	1.00	100	1.00	100	1.00	294,625	2.44	A	1.00	R06	1.25	217,960
300	A	0.200	14	1.00	100	1.00	100	1.00	20,375	1.00	OS	1.00	R06	1.25	4,080

TOTAL	13,200 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	N O T E	MAP 54 PARCELS 67-68-77 MAP 55 PARCELS 22 & 28=OPEN SPACE			LAND	222,000	196,500
Infl1	AVG		BUILDING	312,300	276,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	534,300	472,900			

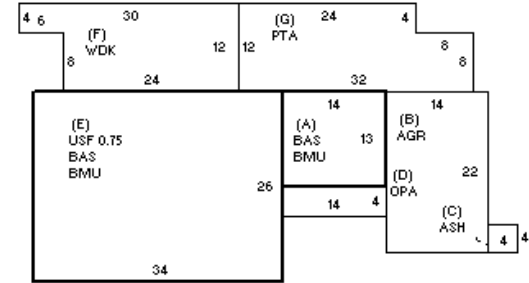
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80	8 X 10		0.00	
APO	A	1.00	10 0.90			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/5/2008	SAL
MODEL	1		RESIDENTIAL	LIST	8/5/2008	SAL
STYLE	4	1.05	CAPE [100%]	REVIEW	8/12/2008	KEO
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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 %
16467	06/08/2016	8	POOL	1,000			100 100
970578	11/17/1997	3	ALT/RENO	3,500	05/21/1998	JS	100 100



YEAR BLT	1978	SIZE ADJ	1.010
NET AREA	1,729	DETAIL ADJ	1.000
\$NLA(RCN)	\$235	OVERALL	1.090
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		8	1.00
GARAGE CAPACITY		1	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	3	W/W CARPET	1.00
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,066		40.14	42,794
+	BAS	L	BASE AREA	1,066	1978	211.34	225,284
B	AGR	N	ATT GARAGE	308		76.84	23,666
C	ASH	N	ATT SHED	16		27.39	438
D	OPA	N	OPEN PORCH	56		84.38	4,725
E	USF	L	UPPER STORY FIN	663	1978	119.70	79,364
F	WDK	N	WOOD DECK	312		23.51	7,336
G	PTA	N	PATIO	352		14.97	5,269
	F21	O	FPL 2S 1OP	1		9,697.80	9,698
	FIX	O	XTRA FIXTURES	3		2,344.57	7,034

TOTAL RCN	405.608
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1996 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$312,300