

Key: 1221

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 1.230

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
PHIPPS KAREN ETALS DANIEL PETREYKO 168 OLD PLYMOUTH RD SAGAMORE BEACH, MA 02562				7.0-36-0				168 OLD PLYMOUTH RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PHIPPS KAREN ETALS				12/12/2022	F	100	35534-69					
PHIPPS KAREN ETALS				12/12/2022	F	100	35534-64					
PHIPPS KAREN ETALS				04/02/2019	F	10	31927-28					

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	20,000	1	1.00	100	1.00	100	1.00	1.00	R03	1.00	185,010

TOTAL	19,994 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE				LAND	185,000	163,700
Infl1	AVG		LAND	214,700	192,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	399,700	356,200

DETACHED

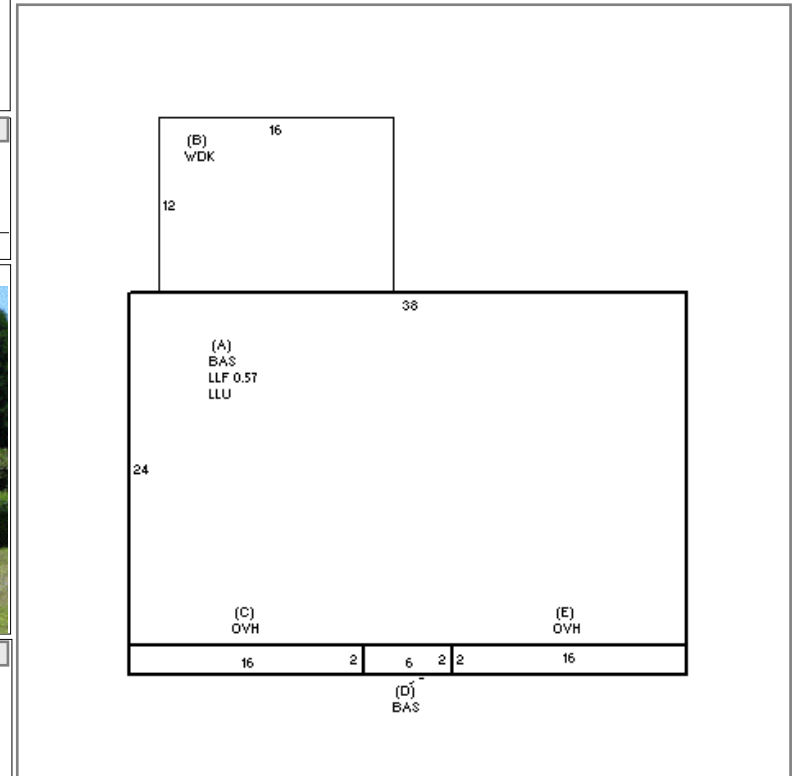
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/28/2021	NMP
MODEL	1		RESIDENTIAL	LIST	7/11/2008	JH
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	8/8/2008	KEO
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1971	SIZE ADJ	1.010
NET AREA	1,508	DETAIL ADJ	1.000
\$NLA(RCN)	\$187	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	7	1.00	
GARAGE CAPACITY	1	1.00	
% BSMT FINISH	57	1.00	
# OF HALF BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	912		33.01	30,102
EXT COVER	4	VINYL	1.00	A	LLF	L	LOWER LEVEL FIN	520	1971	63.57	33,055
ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	192		36.04	6,919
ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OVH	L	OVERHANG	64	1971	186.56	11,940
FLOOR COVER	3	W/W CARPET	1.00	+	BAS	L	BASE AREA	924	1971	204.29	188,767
INT. FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	1		7,343.30	7,343
HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	2		2,193.80	4,388
FUEL SOURCE	1	OIL	1.00								
USE	0		1.00								

TOTAL RCN	282,514
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$214,700