Key: 409

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 406

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SANNA JOHN 29 OCEAN PINES DR SAGAMORE BEACH, MA 02562	4.0-73-0	29 OCEAN PINES DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SANNA JOHN	09/30/2022	QS	700,000	35399-168
HARDING IRENE I	08/02/2019	F		32198-234
HARDING CHARLES D JR ETUX	08/19/2016	QS	517,500	29873-151

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-22-776	11/21/2022	10	WOODSTOVE	7,380			100	100
07084	02/21/2007	3	ALT/RENO	22,000	09/11/2007	DB	100	100
990582	09/27/1999	4	DETACH.STRUC	2,100	02/23/2000	EB	100	100
990026	01/15/1999	1	NEW CONSTRUC	130,000	02/23/2000	EB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,502	1 1.00	100 1.00	100 1.00	259,270	1.22	A 1.00	R04 1.10			221,630

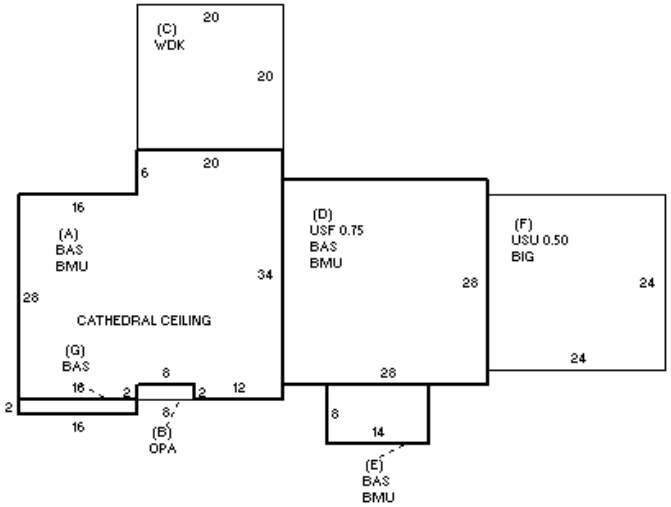
TOTAL	30,492 SF	ZONING	1	FRNT	208
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	221,600	196,200
BUILDING	596,900	534,700
DETACHED	2,100	2,000
OTHER	0	0
TOTAL	**820,600**	**732,900**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	10 X 14	1999	140	16.42	2,100

PHOTO 05/02/2023



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	+	1.05	AVERAGE + [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	5/2/2023	TL
LIST	11/21/2017	BC
REVIEW	5/2/2023	TL

YEAR BLT	1999	SIZE ADJ	1.000
NET AREA	2,628	DETAIL ADJ	1.000
$NLA(RCN)	$277	OVERALL	1.120

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	13	1.00
GARAGE CAPACITY	2	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	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HT WATER CL AIR	1.05
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,008		33.79	67,853
B	OPA	N	OPEN PORCH	16		111.79	1,789
C	WDK	N	WOOD DECK	400		25.12	10,048
D	USF	L	UPPER STORY FIN	588	1999	129.40	76,086
F	BIG	N	BUILT-IN GARAGE	576		92.20	53,109
F	USU	N	UPPER STORY UNF	288		55.08	15,863
+	BAS	L	BASE AREA	2,040	1999	202.11	412,308
	BGF	N	BSMT GOOD FINIS	896		52.48	47,022
	F11	O	FPL 1S 1OP	1		9,429.20	9,429
	FIX	O	XTRA FIXTURES	8		2,504.44	20,036
	JAC	O	JACUZZI	1		14,441.30	14,441

TOTAL RCN	727,984

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

EFF.YR/AGE	2001 / 21		
COND	18	18 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82
RCNLD	$596,900		