Key: **840**

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 838

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FAYNE KAREN **PO BOX 244** **SAGAMORE BEACH, MA 02562**	**4.4-99-0**	**144 STANDISH RD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FAYNE KAREN	11/08/2016	H	1	30073-188
FAYNE MARK C &	11/22/1989	XX		6964-136

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-21-290	04/22/2021	15	INSULATE/WEA	3,000			100	100
		12	CYCLICAL		02/26/2018	BC	100	100
15246	04/21/2015	3	ALT/RENO				100	100
06342	06/07/2006	3	ALT/RENO	5,500	08/23/2007	DB	100	100
930552	10/22/1993	3	ALT/RENO	7,950	01/11/1994	JS	100	100

LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,500	1 1.00	100 1.00	100 1.00	388,905	2.39	A 1.00	BAV 1.65			288,440

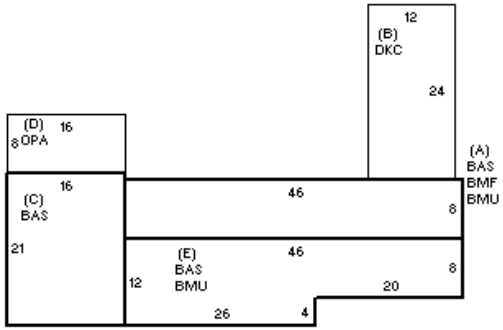
TOTAL	13,504 SF	ZONING	1	FRNT	239
Nbhd	N SAG	NOTE			
Infl1	AVG				
N_Index	AVG				

ASSESSED	CURRENT	PREVIOUS
LAND	288,400	255,300
BUILDING	264,700	234,300
DETACHED	2,200	1,800
OTHER	0	0
TOTAL	**555,300**	**491,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	12X8 +7 X 8		152	15.95	2,200

PHOTO 02/26/2018



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	1/13/2022	NMP
LIST	2/26/2018	EST
REVIEW	9/26/2018	DB

YEAR BLT	1949	SIZE ADJ	1.015
NET AREA	1,176	DETAIL ADJ	1.000
$NLA(RCN)	$275	OVERALL	0.990

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	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	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	2	SOFTWOOD	1.02
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
+	BMU	N	BSMT UNFINISHED	840		36.64	30,780
A	BMF	N	BSMT FINISH	368		58.71	21,606
B	DKC	N	DECK-COMPOSITE	288		63.09	18,171
+	BAS	L	BASE AREA	1,176	1949	192.90	226,847
D	OPA	N	OPEN PORCH	128		68.94	8,825
	F11	O	FPL 1S 1OP	1		8,056.90	8,057
	FIX	O	XTRA FIXTURES	4		2,139.83	8,559

TOTAL RCN	322,844

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

EFF.YR/AGE	2001 / 21	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$264,700