

Key: 4717

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 4.811

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CLARK JEAN F ETAL TRS OF C/O WILKINSON GEOFFERY C TRS 101 ACADEMY DR BUZZARDS BAY, MA 02532				23.3-6-0				16 TOWER LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WILKINSON GEOFFERY C TRS				07/14/2023	K	825,000	35888-98				
CLARK JEAN F ETAL TRS OF				01/03/2007	N		21667-211				
CLARK W H & J F CLARK TRS					XX		02788-0057				

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1110	100	APT - 4 TO 8 UNITS					1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	

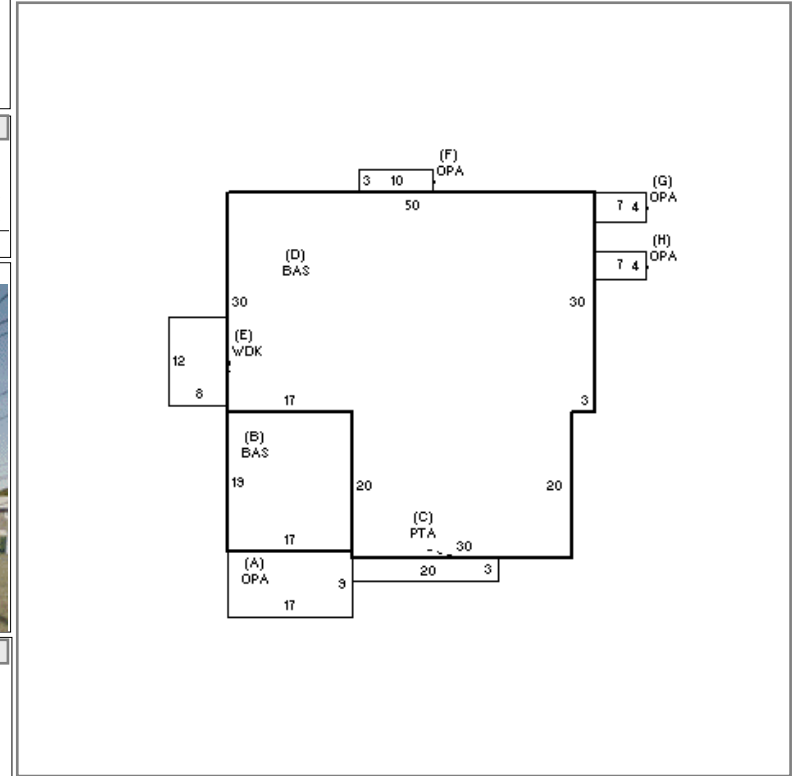
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
112	U		7 APT	1.00	100 1.00	51,520	1.00	A	1.00	APG	1.40	360,640

TOTAL	19,950 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	APTS	NOTE	LAND	360,600	343,000		
Infl1	AVG		BUILDING	303,600	292,000		
N_Index	AVG		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	664,200	635,000		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/27/2021	RP
MODEL	5		CIM-5	LIST	7/27/2021	EST
STYLE	15	1.00	APARTMENT [100%]	REVIEW	7/27/2021	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1940	SIZE ADJ	1.000
NET AREA	3,985	DETAIL ADJ	1.577
\$NLA(RCN)	\$98	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
% HEATED		100	1.00
% AIR COND		0	1.00
% SPINKLERS		0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	1	PIER	1.00
EXT. COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT. FINISH	4	WALL BOARD	0.96
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
NAF	170	170	1.70

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	OPA	N	OPEN PORCH	239		16.90	4,040
+	BAS	L	BASE AREA	2,423	1940	102.05	247,270
C	PTA	N	PATIO	60		3.88	233
E	WDK	N	WOOD DECK	96		25.73	2,470
	USF	L	UP-STRY FIN	1,562	1940	86.54	135,174

TOTAL RCN	389,187	
CONDITION ELEM		CD
EXTERIOR		G
INTERIOR		V
CDN/APP		G
EFF.YR/AGE	1999 / 23	
COND	22 22 %	
FUNC	0	
ECON	0	
DEPR	22 % GD	78
RCNLD	\$303,600	