

Key: 569

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 567

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
141 CLARK LLC PO BOX 1298 SAGAMORE BEACH, MA 02562				4.1-172-0				141 CLARK RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
141 CLARK LLC				02/06/2014	U	625,000	(202649)					
ROWLEY ANDREW F & ANDREA				08/04/2010	F	100	(192097)					
ROWLEY ANDREW F ETUX				10/09/2007	F	100	(184302)					
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	1	1.00	100	1.00	100	1.00	BVG	3.60		779,020
300	A	0.003	1	1.00	100	1.00	100	1.00	BVG	3.60		180

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
14628	07/31/2014	3	ALT/RENO	15,000	09/01/2015	TL	100	100
11030	02/01/2011	2	ADDITIONS	175,000	07/31/2013	JB	100	100

DE  
TACH  
ED

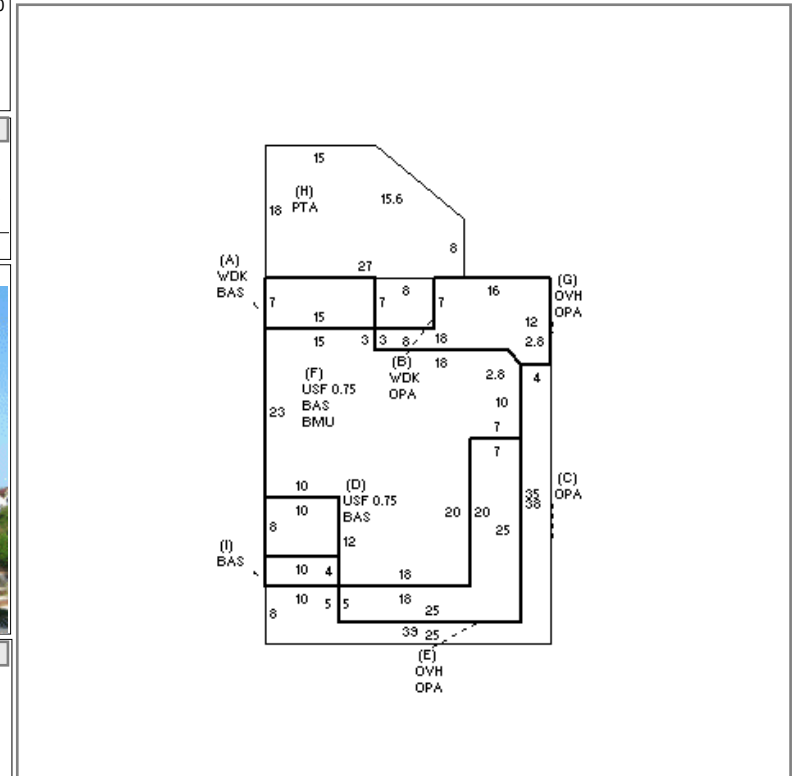
TOTAL	40,126 SF	ZONING	1	FRNT	215	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE Also frontage on Sagamore Rd	LAND	779,200	689,600			
Infl1	AVG		BUILDING	1,067,300	944,500			
N_Index	AVG		DETACHED	700	700			
			OTHER	344,400	307,200			
			<b>TOTAL</b>	<b>2,191,600</b>	<b>1,942,000</b>			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	G	1.20	10 0.90	12 X 12 EST	144	5.64	700



BLDG COMMENTS



REVIEW

BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	NMP
MODEL	1		RESIDENTIAL	LIST	9/1/2015	TL
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW		
QUALITY	E	2.00	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1910	SIZE ADJ	1.005
NET AREA	2,324	DETAIL ADJ	1.000
\$NLA(RCN)	\$459	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	8	1.00	
BEDROOMS	5	1.00	
BATHROOMS	2	1.00	
FIXTURES	12	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	1	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	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,008	1910	412.86	416,165
+	WDK	N	WOOD DECK	161		75.22	12,111
+	OPA	N	OPEN PORCH	822		126.57	104,044
+	BAS	L	BASE AREA	120	2011	412.86	49,544
+	USF	L	UPPER STORY FIN	737	1910	233.85	172,349
+	OVH	L	OVERHANG	459	1910	389.49	178,777
F	BMU	N	BSMT UNFINISHED	903		78.43	70,818
H	PTA	N	PATIO	426		29.25	12,459
	F21	O	FPL 2S 1OP	1		18,945.50	18,946
	FIX	O	XTRA FIXTURES	7		4,580.07	32,061

TOTAL RCN	1,067,272
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$1,067,300



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LEGAL

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

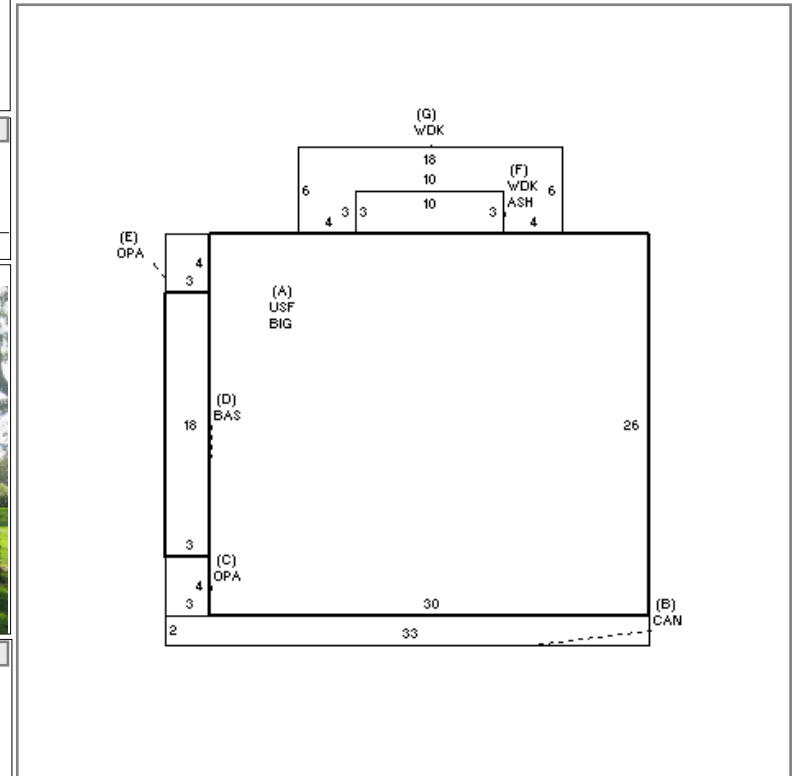
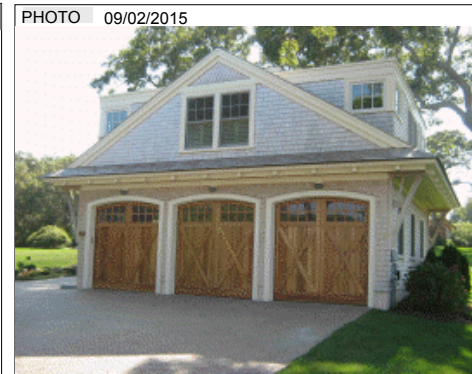
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1090	100	MULTIPLE DWELLING				3	3 of 3
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

LAND

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	243,100	
Inf1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	NMP
MODEL	1		RESIDENTIAL	LIST	9/1/2015	TL
STYLE	20	0.75	GARAGE W/QTRS [100%]	REVIEW		
QUALITY	E	2.00	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2011	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	261,439		
NET AREA	834	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BIG	N	BUILT-IN GARAGE	780		114.34	89,185	CONDITION ELEM	CD		
\$NLA(RCN)	\$313	OVERALL	0.760	EXT COVER	1	WOOD SHINGLE	1.02	A	USF	L	UPPER STORY FIN	780	2011	168.58	131,493	EXTERIOR	A		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	CAN	N	CANOPY	66		20.41	1,347	INTERIOR	A		
STORIES	2	1.00		ROOF COVER	2	WOOD SHINGLES	1.02	D	OPA	N	OPEN PORCH	24		147.42	3,538	KITCHEN	A		
ROOMS	2	1.00		FLOOR COVER	1	HARDWOOD	1.02	D	BAS	L	BASE AREA	54	2011	336.67	18,180	BATHS	A		
BEDROOMS	1	1.00		INT. FINISH	1	PLASTER	1.00	F	ASH	N	ATT SHED	30		38.55	1,157	HEAT	A		
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00	+	WDK	N	WOOD DECK	108		61.27	6,617	ELECT	A		
FIXTURES	5	1.00		FUEL SOURCE	2	GAS	1.00	GFP	O	O	GAS FIREPLACE	1		9,922.60	9,923				
GARAGE CAPACITY	3	1.00		USE	0		1.00												
% BSMT FINISH	0	1.00																	
# OF HALF BATHS	0	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	2012 / 10		
																COND	7 7 %		
																FUNC	0		
																ECON	0		
																DEPR	7	% GD	93
																RCNLD	\$243,100		