

Key: 572

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 572

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
BORDEN III DOUGLAS H & VALERIE MELINO BORDEN PO BOX 1310 SAGAMORE BEACH, MA 02562				4.1-177-0				126 CLARK RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				BORDEN III DOUGLAS H & COLLINS JOHN H &				09/21/2018	QS	533,750	31547-264	
				10/31/1997				QS	287,500		11039-271	

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 %
PL-22-111	04/04/2022	3	ALT/RENO	23,000	11/18/2022	TL	100 100
B-21-404	12/13/2021	2	ADDITIONS	459,000	11/18/2022	TL	100 100
		12	CYCLICAL		12/18/2017	BC	100 100

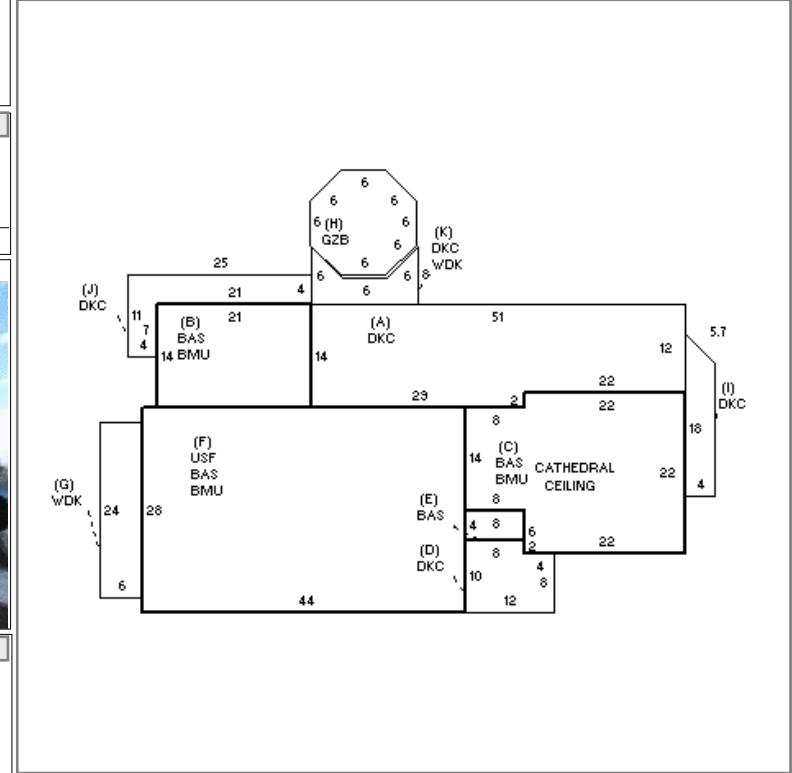
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	29,751	1	1.00	100	1.00	100	1.00	265,163	1.24	10	0.90	R05	1.25			225,350

TOTAL	29,751 SF	ZONING	1	FRNT	355	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE No view of water & view of NS Water Tower; Also frontage on Whittier Rd=topo (2011)	LAND	225,400	199,400			
Infl1	AVG		BUILDING	772,200	501,400			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	997,600	700,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/18/2022	SL
MODEL	1		RESIDENTIAL	LIST	11/18/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	11/18/2022	TL
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1988	SIZE ADJ	0.995
NET AREA	3,386	DETAIL ADJ	1.000
\$NLA(RCN)	\$243	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	9	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	15	1.00
GARAGE CAPACITY	2	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	2	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	3	GAMBREL	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM-COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	DKC	N	DECK-COMPOSITE	1,062		69.48	73,787
+	BMU	N	BSMT UNFINISHED	2,122		33.65	71,408
+	BAS	L	BASE AREA	2,122	1988	201.27	427,100
E	BAS	L	BASE AREA	32	2022	201.28	6,441
F	USF	L	UPPER STORY FIN	1,232	1988	121.76	150,007
+	WDK	N	WOOD DECK	216		30.33	6,551
H	GZB	N	GAZEBO	174		84.67	14,733
	BMG	O	BSMT GARAGE	2		8,347.70	16,695
	F22	O	FPL 2S ZOP	1		10,798.90	10,799
	FIX	O	XTRA FIXTURES	10		2,494.01	24,940
	JAC	O	JACUZZI	1		14,381.30	14,381
	MST	O	MAS/METAL STACK	1		4,673.90	4,674

TOTAL RCN	821,516
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	2013 / 9
COND	6 6 %
FUNC	0 uc
ECON	0
DEPR	6 % GD 94
RCNLD	\$772,200