

Key: 603

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 602

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
CADENCE PARTNERS SOLUTIONS C/O WHITTINGTON CORINNE 2014 L 8 GREENBRIER CT PLYMOUTH, MA 02360				4.2-4-0				160 CLARK RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WHITTINGTON CORINNE 2014				11/28/2023	QS	1,950,000	36107-129				
CADENCE SOLUTIONS PARTNER				08/15/2023	F	100	35937-193				
CADENCE PARTNERS SOLUTION				12/05/2022	F	100	35522-345				

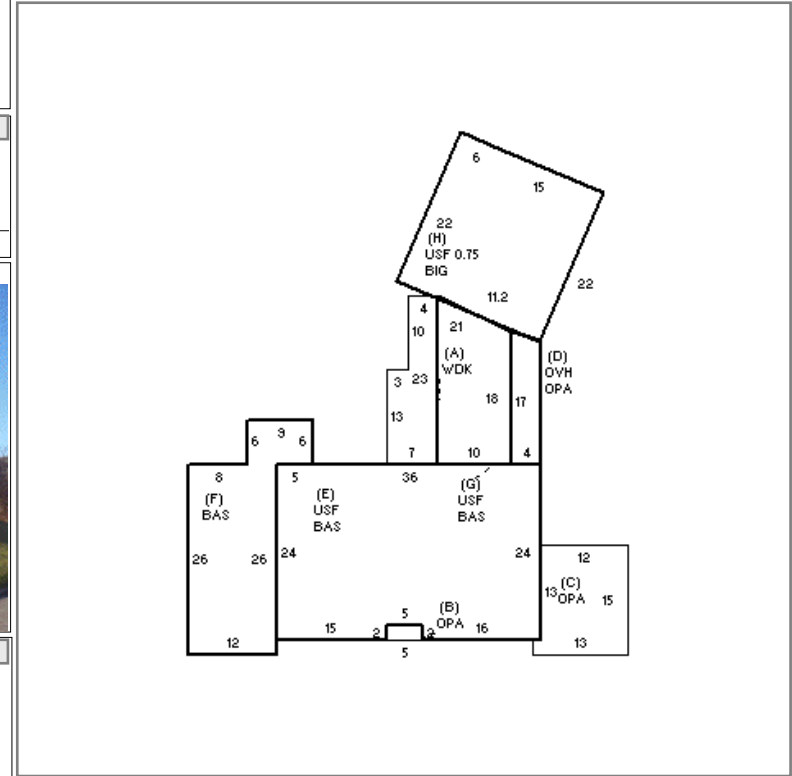
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
D-23-25	10/19/2023	5	DEMOLITIONS	20,000				0
		12	CYCLICAL		11/27/2017	BC	100	100
		13	OTHER		09/01/2015	TL	100	100
04857	11/23/2004	3	ALT/RENO	3,500	05/13/2005	TL	100	100
940214	05/12/1994	3	ALT/RENO	600	03/29/1995	JS	100	100

LEGAL LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	19,750	1	1.00	100	1.00	100	1.00	848,520	1.73	A	1.00	BVG	3.60			664,600

TOTAL	19,733 SF	ZONING	1	FRNT	308	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	NOTE	LAND	664,600	588,200			
Infl1	AVG		BUILDING	456,200	403,700			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				1,120,800	991,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/9/2021	NMP
MODEL	1		RESIDENTIAL	LIST	11/27/2017	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	3/26/2019	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1926	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	556,309
NET AREA	2,901	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	A	WDK	N	WOOD DECK	131		43.57	5,708		
\$NLA(RCN)	\$192	OVERALL	1.050	EXT COVER	1	WOOD SHINGLE	1.02	+	OPA	N	OPEN PORCH	262		64.88	16,999		
				ROOF SHAPE	1	GABLE	1.00	D	OVH	L	OVERHANG	70	1926	199.66	13,976		A
				ROOF COVER	2	WOOD SHINGLES	1.02	+	BAS	L	BASE AREA	1,425	1926	202.26	288,218		A
				FLOOR COVER	2	SOFTWOOD	1.02	+	USF	L	UPPER STORY FIN	1,406	1926	114.62	161,162		G
				INT. FINISH	1	PLASTER	1.00	H	BIG	N	BUILT-IN GARAGE	462		86.44	39,936		A
				HEATING/COOLING	4	STEAM	0.99	CPC	O	O	CAPE CELLAR	1		4,163.00	4,163		A
				FUEL SOURCE	2	GAS	1.00	F21	O	O	FPL 2S 1OP	1		9,711.90	9,712		U
				USE	0		1.00	FIX	O	O	XTRA FIXTURES	7		2,347.86	16,435		A

CONDITION ELEM	CD	TOTAL RCN
EXTERIOR	A	
INTERIOR	A	
KITCHEN	G	
BATHS	A	
HEAT	U	
ELECT	A	

EFF. YR/AGE	2001 / 21
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82

RCNLD	\$456,200
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BUILDING