

Key: 3766

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.818

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CURRENT OWNER				PARCEL ID				LOCATION			
COCHRANE ALBERT J ESTATE OF C/O KONDAUR CAPITAL REAL PROPE 333 SOUTH ANITA DR STE 400 ORANGE, CA 92868				19.4-152-0				49 ST MARGARETS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KONDAUR CAPITAL REAL PROP				03/20/2023	L	334,900	35687-2				
COCHRANE ALBERT J ESTATE				05/04/2022	F	1	35095-128				
COCHRANE ALBERT J				01/31/2013	F		27094-190				

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	%
960336	07/23/1996	3	ALT/RENO		08/26/2020	TL	100	100
		9	DECK	2,300	04/15/1997	JS	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,291	4	1.00	100	1.00	100	1.00	235,700	1.69	A	1.00	R02	1.00			185,460

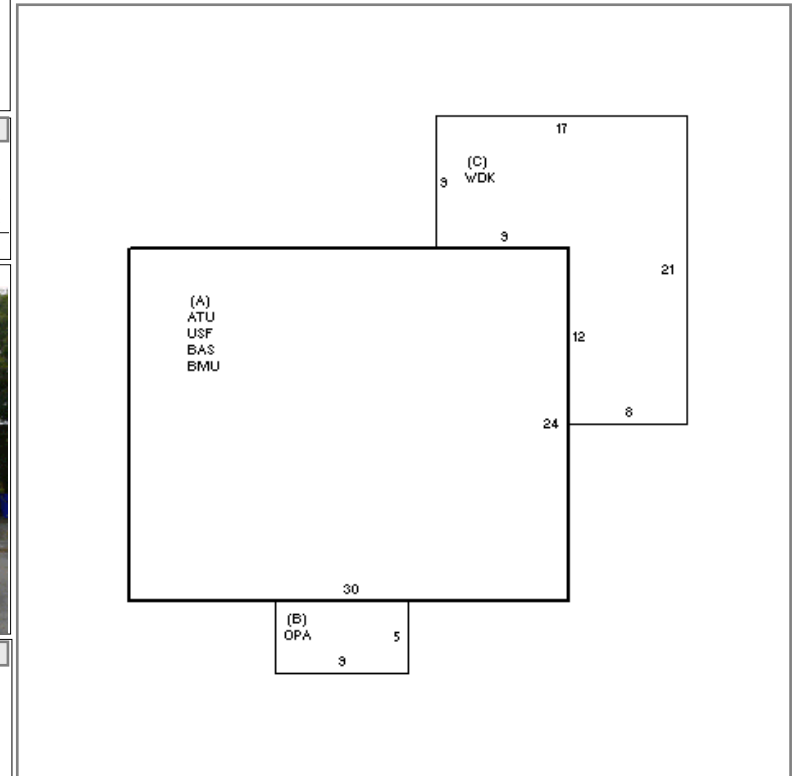
TOTAL	20,299 SF	ZONING	1	FRNT	246	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE				LAND	185,500	131,300
Infl1	AVG		BUILDING	241,800	213,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	427,300	345,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	10/4/2022	SL
MODEL	1		RESIDENTIAL	LIST	10/4/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	10/4/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1950	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	318,108	
NET AREA	1,440	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	720		47.66	34,312			
\$NLA(RCN)	\$221	OVERALL	1.020	EXT COVER	3	ALUMINUM	1.00	A	BAS	L	BASE AREA	720	1950	213.55	153,759			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	720	1950	112.57	81,052			
				ROOF COVER	1	ASPH/COMP SHIN	1.00	A	ATU	N	ATTIC UNF	720		43.24	31,134			
				FLOOR COVER	3	W/W CARPET	1.00	B	OPA	N	OPEN PORCH	45		84.36	3,796			
				INT. FINISH	1	PLASTER	1.00	C	WDK	N	WOOD DECK	249		26.81	6,677			
				HEATING/COOLING	2	HOT WATER	1.02		BMG	O	BSMT GARAGE	1		7,379.60	7,380			
				FUEL SOURCE	1	OIL	1.00											
				USE	0		1.00											
																EFF.YR/AGE	1995 / 27	
																COND	24	24 %
																FUNC	0	
																ECON	0	
																DEPR	24	% GD 76
																RCNLD		\$241,800