

Key: 394

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 391

LEGALS

LAND

DETACHED

BUILDING

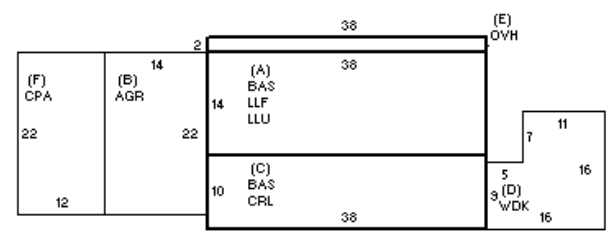
CURRENT OWNER		PARCEL ID	LOCATION			
KOCH JUSTIN & KATELYN KOCH 72 JOSH GRAY RD ROCKLAND, MA 02370		4.0-58-0	6 OAKWOOD DR			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
		09/16/2022	QS	502,000	35370-344	
		04/30/1999	QS	147,000	12236-298	
		06/16/1995	QS	132,000	9713-20	

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	%
14783	08/19/2014	15	INSULATE/WEA	2,515	11/20/2014		100	100
890314	05/31/1989	1	NEW CONSTRUC	135,000	12/14/1989	RMD	100	100
		12	CYCLICAL				100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	20,493	1	1.00	100	1.00	100	1.00	259,270	1.68	A	1.00	R04	1.10		204,360
300	A	0.013	1	1.00	100	1.00	100	1.00	17,930	1.00	OS	1.00	R04	1.10		230

TOTAL	20,473 SF	ZONING	1	FRNT	240	ASSESSED	CURRENT	PREVIOUS
Nbhd	N SAG	N O T E	MAP 4.0 PARCELS 7 & 7.3=OPEN SPACE			LAND	204,600	181,100
Infl1	AVG		BUILDING	274,800	238,600			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	479,400	419,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 9 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	12/22/2021	NMP
MODEL	1		RESIDENTIAL	LIST	9/19/2022	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	9/19/2022	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1989	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	301,930
NET AREA	1,520	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	LLU	N	LOWER LEVEL UNF	532		36.99	19,677		
\$NLA(RCN)	\$199	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	LLF	L	LOWER LEVEL FIN	532	1989	62.95	33,487		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	912	1989	202.29	184,489		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	AGR	N	ATT GARAGE	308		71.20	21,929		
				FLOOR COVER	1	HARDWOOD	1.02	C	CRL	N	BSMT CRAWL	380		34.95	13,280		
				INT. FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	221		26.42	5,839		
				HEATING/COOLING	2	HOT WATER	1.02	E	OVH	L	OVERHANG	76	1989	184.75	14,041		
				FUEL SOURCE	1	OIL	1.00	F	CPA	N	CAR PORT	264		10.12	2,672		
				USE	0		1.00	F	FIX	O	XTRA FIXTURES	3		2,172.47	6,517		
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	V
																KITCHEN	V
																BATHS	V
																HEAT	A
																ELECT	A
																EFF.YR/AGE	2010 / 12
																COND	9 9 %
																FUNC	0
																ECON	0
																DEPR	9 % GD 91
																RCNLD	\$274,800