

Key: 5462

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.606

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID			LOCATION			
COHEN LANCE E & SUSAN M COHEN 3 DAY ST NORTH EASTON, MA 02356										26.2-43-0			56 OLNEY RD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)			
COHEN LANCE E & SMALL HOPE A SWIFT WILLIAM F & LOVELL										09/15/2005	QS	365,000	20259-140			
										07/19/2001	F	1	14052-329			
										09/29/2000	X		13268-229			

CD	T	AC/SF/UN	Nbhd	Inf1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	7,200	7	1.00	100	1.00	100	1.00	318,195	4.23	A	1.00	BAV	1.35			222,650

TOTAL	7,187 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	GRAY GAB	NOTE	LAND	222,700	197,100			
Inf1	AVG		BUILDING	199,000	176,100			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
TOTAL				421,700	373,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 5 X 5			0.00	



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/9/2013	TL
MODEL	1		RESIDENTIAL	LIST	9/9/2013	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	9/9/2013	TL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1963	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	984	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	246		71.90	17,689
\$NLA(RCN)	\$266	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	B	OPA	N	OPEN PORCH	6		97.87	587
CAPACITY				UNITS	ADJ	ROOF SHAPE	1.00	+	BAS	L	BASE AREA	984	1963	204.29	201,025
STORIES	1	1.00	ROOF COVER	1	ASPH/COMP SHIN	1.00	D	BMU	N	BSMT UNFINISHED	768			47.42	36,420
ROOMS	4	1.00	FLOOR COVER	1	HARDWOOD	1.02	E	WDK	N	WOOD DECK	160			36.03	5,765
BEDROOMS	2	1.00	INT. FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO	18			17.34	312
BATHROOMS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02									
FIXTURES	5	1.00	FUEL SOURCE	2	GAS	1.00									
GARAGE CAPACITY	1	1.00	USE	0		1.00									
% BSMT FINISH	0	1.00													
# OF HALF BATHS	0	1.00													
# OF UNITS	1	1.00													

TOTAL RCN	261,798
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1995 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$199,000

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	%
990319	06/14/1999	6	FENCE		12/10/1999	MS	100	100

