Key: 5535

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5,677

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
OCONNOR MOLLY & CHRISTOPHER TR MOLLY E OCONNOR TRUST 28 SEABREEZE DR BOURNE, MA 02532	26.2-126-0	28 SEABREEZE DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
OCONNOR MOLLY & CHRISTOPH	07/22/2015	F	1	29027-111
OCONNOR MOLLY & CHRISTOPH	10/22/2009	F	100	24109-299
OCONNOR MOLLY	09/20/2006	F	100	21364-25

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	%
200128	03/14/2000	1	NEW CONSTRUC	150,000	03/20/2001	TL	100	100

LAND

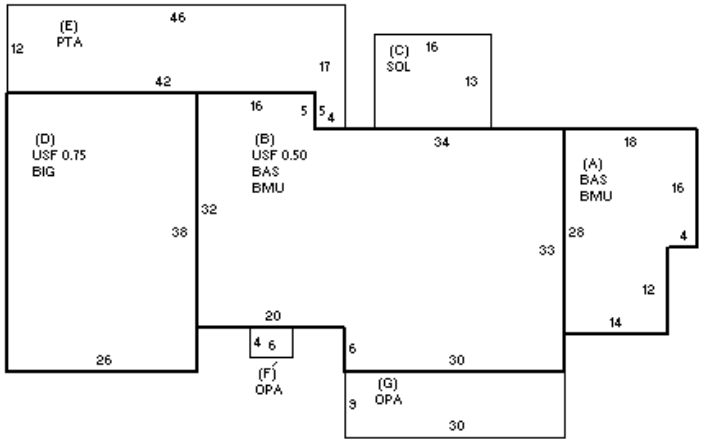
CD	T	AC/SF/UN	Nbhd	Infl1	N_Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,160	7 1.00	100 1.00	100 1.00	318,195	1.57	A 1.00	BAV 1.35			254,340

TOTAL	22,172 SF	ZONING	1	FRNT	0

Nbhd	GRAY GAB
Infl1	AVG
N_Index	AVG

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	254,300	225,100
BUILDING	689,500	617,500
DETACHED	0	0
OTHER	0	0
TOTAL	**943,800**	**842,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/20/2001

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.05	CAPE [100%]
QUALITY	G	1.10	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/12/2015	TL
LIST	9/12/2015	EST
REVIEW	7/12/2017	DB

YEAR BLT	2000	SIZE ADJ	0.990
NET AREA	3,612	DETAIL ADJ	1.000
$NLA(RCN)	$230	OVERALL	1.070

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	3	1.00
FIXTURES	14	1.00
GARAGE CAPACITY	3	1.00
% BSMT FINISH	0	1.00
# OF HALF BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,066		33.48	69,174
+	BAS	L	BASE AREA	2,066	2000	200.26	413,739
+	USF	L	UPPER STORY FIN	1,546	2000	121.15	187,293
C	SOL	N	SOLARIUM	208		100.49	20,902
D	BIG	N	BUILT-IN GARAGE	988		81.56	80,579
E	PTA	N	PATIO	572		15.84	9,063
+	OPA	N	OPEN PORCH	294		68.58	20,162
	FIX	O	XTRA FIXTURES	9		2,481.42	22,333
	GFP	O	GAS FIREPLACE	1		7,457.50	7,458

TOTAL RCN	830,703

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A

EFF.YR/AGE	2002 / 20	
COND	17	17 %
FUNC	0	
ECON	0	
DEPR	17	% GD 83
RCNLD		$689,500