

Key: 5698

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 5.838

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
OCONNOR DAVID B REV LIV TR 50% KAREN A OCONNOR REV LIV TR 50% 94 MARIAN LN BOURNE, MA 02532				27.0-16-1				94 OFF COUNTY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OCONNOR DAVID B REV LIV T				05/09/2022	F	100	35105-195				
OCONNOR DAVID B ETUX				08/12/2011	QS	460,000	25615-317				
DANIELS KIM P &				04/29/2004	F	100	18517-293				

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	%
EXB-21-656	09/20/2021	3	ALT/RENO	25,000			100	100
17439	06/13/2017	3	ALT/RENO	6,832			100	100
12503	08/02/2012	2	ADDITIONS	24,000	01/07/2015	TL	100	100
05241	04/20/2005	2	ADDITIONS	126,500	01/04/2006	TL	100	100
920519	10/06/1992	4	DETACH.STRUC	7,500	03/25/1993	JS	100	100

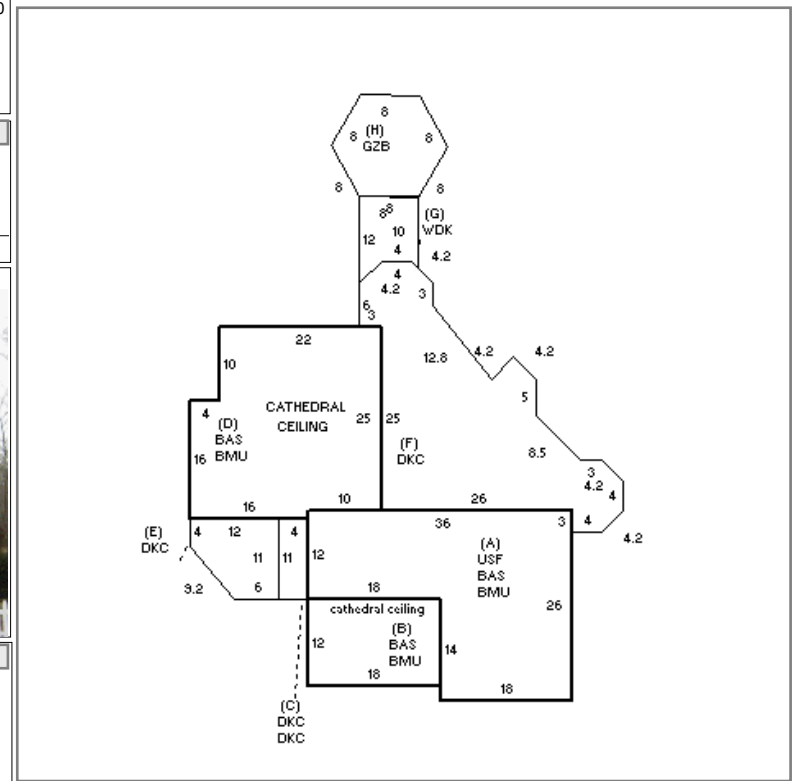
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	40,000	6	1.00	100	1.00	100	1.00	235,700	1.00	A	1.00	R05	1.00	216,390
300	A	0.042	6	1.00	100	1.00	100	1.00	16,300	1.00	A	1.00	R05	1.00	680

TOTAL	41,818 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	BOURNE	N O T E	Address was 94 Marian Rd			LAND	217,100	192,100
Infl1	AVG		LAND	493,000	436,200			
N_Index	AVG		DETACHED	17,800	17,000			
			OTHER	0	0			
					TOTAL	727,900	645,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 X 14		140	16.42	2,100
DGF	A	1.00	A 0.75 24 X 24		576	36.34	15,700



BUILDING	CD	ADJ	DESC	MEASURE	1/7/2015	TL
MODEL	1		RESIDENTIAL	LIST	1/7/2015	TL
STYLE	5	1.00	COLONIAL [100%]	REVIEW	5/10/2018	KT
QUALITY	G	1.10	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1985	SIZE ADJ	1.005	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	579,957
NET AREA	2,210	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	+	BMU	N	BSMT UNFINISHED	1,526		37.44	57,127		
\$NLA(RCN)	\$262	OVERALL	1.060	EXT COVER	1	WOOD SHINGLE	1.02	+	BAS	L	BASE AREA	900	1985	214.98	193,480		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	684	1985	127.42	87,154		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	DKC	N	DECK-COMPOSITE	870		71.98	62,626		
				FLOOR COVER	1	HARDWOOD	1.02	D	BAS	L	BASE AREA	626	2006	214.98	134,575		
				INT. FINISH	2	DRYWALL	1.00	G	WDK	N	WOOD DECK	77		51.56	3,970		
				HEATING/COOLING	2	HOT WATER	1.02	H	GZB	N	GAZEBO	167		84.72	14,149		
				FUEL SOURCE	2	GAS	1.00	F11	O	FPL 1S 10P	1		9,395.70	9,396			
				USE	0		1.00	FIX	O	XTRA FIXTURES	4		2,495.40	9,982			
								GFP	O	GAS FIREPLACE	1		7,499.70	7,500			

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

EFF.YR/AGE	2004 / 18
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85

RCNLD	\$493,000
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