

Key: 9707

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 9.939

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
OBRIEN JOHN E & JOAN F OBRIEN PO BOX 1034 POCASSET, MA 02559				44.0-48-0				3 OAK RIDGE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OBRIEN JOHN E & OBRIEN JOHN E & JOAN F OB OBRIEN JOHN E				11/04/2021	F	10	34632-244				
				10/08/2009	F	1	24083-148				
				06/08/1990	QS	175,000	7188-171				

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 %
20119	02/07/2020	3	ALT/RENO	4,408			100 100
R13-00060	05/15/2013	15	INSULATE/WEA				100 100

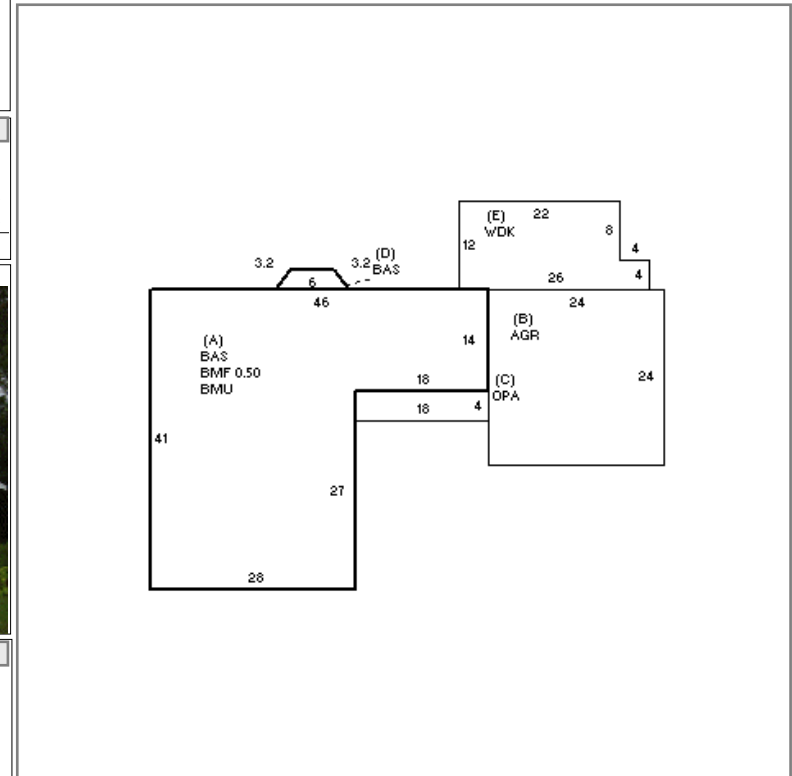
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	24,200	11	1.00	100	1.00	100	1.00	247,485	1.46	A	1.00	R06	1.05		201,180

TOTAL	24,219 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	POC	NOTE	LAND	201,200	178,100			
Infl1	AVG		BUILDING	334,700	296,200			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	535,900	474,300			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/18/2017	DB
MODEL	1		RESIDENTIAL	LIST	7/18/2017	EST
STYLE	1	0.95	RANCH [100%]	REVIEW	7/18/2017	DB
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1987	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	429,139
NET AREA	1,420	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	1,400		34.39	48,142	CONDITION ELEM	CD
\$NLA(RCN)	\$302	OVERALL	1.010	EXT COVER	1	WOOD SHINGLE	1.02	A	BMF	N	BSMT FINISH	700		47.16	33,013	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	576		66.53	38,320	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	C	OPA	N	OPEN PORCH	72		82.49	5,940	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02	+	BAS	L	BASE AREA	1,420	1987	197.47	280,410	BATHS	A
				INT. FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	280		27.88	7,806	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	F11	O	FPL 1S 1OP	1		8,630.60	8,631	ELECT	A	
				FUEL SOURCE	1	OIL	1.00	FIX	O	XTRA FIXTURES	3		2,292.40	6,877			
				USE	0		1.00										
				EFF.YR/AGE 1997 / 25													
				COND 22 22 %													
				FUNC 0													
				ECON 0													
				DEPR 22 % GD 78													
				RCNLD \$334,700													