

Key: 2052

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.063

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CURRENT OWNER		PARCEL ID		LOCATION	
LEHTONEN HEATHER 6 COMMONWEALTH AVE SAGAMORE, MA 02561		11.4-105-0		6 COMMONWEALTH AVE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
LEHTONEN HEATHER		10/15/2021	QS	485,000	34572-266
KUMBATIADIS EKATERINA O &		03/27/2020	F	1 32789-64	
KUMBATIADIS EKATERINA O		01/19/2017	F	1 30242-326	

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	%
16304	04/22/2016	14	SOLAR	6,600			100	100
15347	05/11/2015	3	ALT/RENO	600			100	100
14114	02/28/2014	3	ALT/RENO	9,520			100	100
12159	03/16/2012	15	INSULATE/WEA	2,900	04/04/2012		100	100

LA
ND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	5,900	2	1.00	100	1.00	100	1.00	212,130	5.10	A	1.00	R04	0.90			146,590

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TOTAL	5,881 SF	ZONING	1	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE				LAND	146,600	129,700
Infl1	AVG		LAND BUILDING	280,700	248,300			
N_Index	AVG		DETACHED	300	300			
			OTHER	0	0			
						TOTAL	427,600	378,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	A 0.75 8 X 8		64	6.11	300
SHF	A	1.00	A 0.75 8X10			0.00	

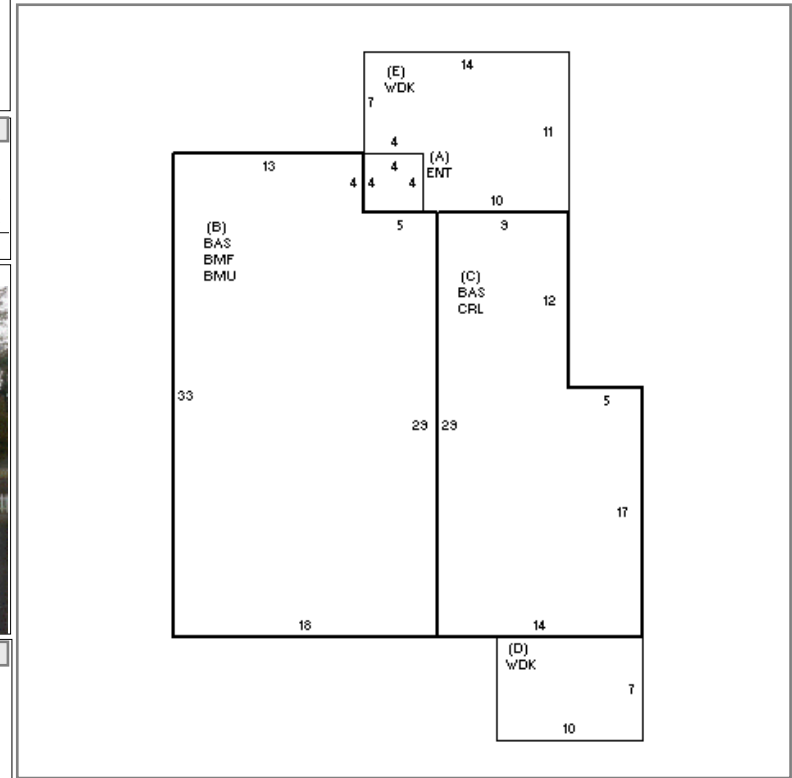
PHOTO 11/16/2017



BUILDING	CD	ADJ	DESC	MEASURE	11/16/2017	BC
MODEL	1		RESIDENTIAL	LIST	11/16/2017	BC
STYLE	1	0.95	RANCH [100%]	REVIEW	3/15/2022	RP
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1925	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	280,668
NET AREA	920	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	ENT	N	ENCLOSED ENTRY	16		123.52	1,976		
\$NLA(RCN)	\$305	OVERALL	1.010	EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	574		49.79	28,581		
				ROOF SHAPE	2	HIP	1.02	B	BMF	N	BSMT FINISH	574		47.39	27,204		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	BAS	L	BASE AREA	920	1925	214.51	197,347		
				FLOOR COVER	1	HARDWOOD	1.02	C	CRL	N	BSMT CRAWL	346		37.06	12,822		
				INT. FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	208		28.02	5,827		
				HEATING/COOLING	2	HOT WATER	1.02		FIX	O	XTRA FIXTURES	3		2,303.67	6,911		
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										



CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U

EFF.YR/AGE	2021 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$280,700