

Key: 2259

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.273

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CURRENT OWNER				PARCEL ID				LOCATION			
ZOLLO ROBERT T ETUX GINA ZOLLO PO BOX 582 SAGAMORE, MA 02561				12.3-57-0				49 COMMONWEALTH AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ZOLLO ROBERT T ETUX				03/18/2010	QS	200,000	24426-34				
PETRIE PAULINE ANN				03/18/2010	F	100	24426-32				
PETRIE PAULINE ANN				08/20/2008	F	100	23112-275				


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	%
19947	10/10/2019	3	ALT/RENO	6,800			100	100
12493	07/23/2012	4	DETACH.STRUC	15,000	08/13/2013	DB	100	100
11085	03/08/2011	15	INSULATE/WEA	4,174	04/06/2011	TL	100	100
200713	11/06/2000	4	DETACH.STRUC	979	05/09/2001	TL	100	100

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CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	7,800	2	1.00	100	1.00	100	1.00	212,130	3.93	A	1.00	R04	0.90			149,280

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TOTAL	7,797 SF	ZONING	1	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	149,300	132,100			
Infl1	AVG		BUILDING	181,200	159,500			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>330,500</b>	<b>291,600</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	12/20/2022
SHF	A	1.00	50 0.50 8 X 8			0.00			

BUILDING	CD	ADJ	DESC	MEASURE	12/20/2022	SL
MODEL	1		RESIDENTIAL	LIST	10/20/2022	SL
STYLE	1	0.95	RANCH [100%]	REVIEW	10/20/2022	SL
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1977	SIZE ADJ	1.020	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	235.378
NET AREA	832	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	832		36.08	30,017		
\$NLA(RCN)	\$283	OVERALL	0.970	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	832	1977	196.20	163,240		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	416		41.82	17,396		
				ROOF COVER	1	ASPH/COMP SHIN	1.00	B	SOL	N	SOLARIUM	224		85.33	19,113		
				FLOOR COVER	21	COMBO	1.00	C	WDK	N	WOOD DECK	20		69.90	1,398		
				INT. FINISH	2	DRYWALL	1.00		FIX	O	XTRA FIXTURES	2		2,106.95	4,214		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	1	OIL	1.00										
				USE	0		1.00										

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CAPACITY				UNITS	ADJ														TOTAL RCN	235.378
STORIES				1.5	1.00														CONDITION ELEM	CD
ROOMS				4	1.00														EXTERIOR	A
BEDROOMS				2	1.00														INTERIOR	A
BATHROOMS				1	1.00														KITCHEN	A
FIXTURES				7	1.00														BATHS	A
GARAGE CAPACITY				0	1.00														HEAT	A
% BSMT FINISH				0	1.00														ELECT	A
# OF HALF BATHS				0	1.00														EFF.YR/AGE	1996 / 26
# OF UNITS				1	1.00														COND	23 23 %
																FUNC	0			
																ECON	0			
																DEPR	23 % GD 77			
																RCNLD	\$181,200			

