

Key: 2264

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.278

LEGAL

LAND

DETACHED

BUILDING

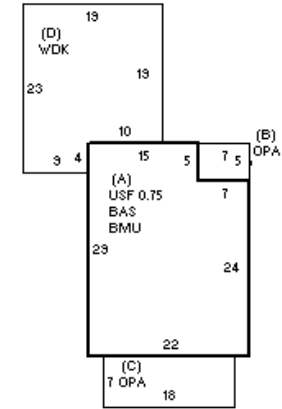
CURRENT OWNER		PARCEL ID	LOCATION		
SHELBY PROPERTIES LLC 140 ESTEN RD STOUGHTON, MA 02072		12.3-62-0	54 COMMONWEALTH AVE		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SHELBY PROPERTIES LLC DIPIETRO BERNARD C JR DIPIETRO BERNARD C JR &		12/12/2016 04/20/2004	QS F XX	226,000	30154-30 18469-285 04679-00115

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 %
900610	11/13/1990	10	WOODSTOVE	350	08/27/1991	HS	100 100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,060	2	1.00	100 1.00	212,130	1.34	A	1.00	R04	0.90	176,480

TOTAL	27,051 SF	ZONING	1	FRNT	90	ASSESSED	CURRENT	PREVIOUS
Nbhd	S SAG	NOTE	LAND	176,500	156,200			
Infl1	AVG		BUILDING	177,200	156,800			
N_Index	AVG		DETACHED	4,700	4,500			
			OTHER	0	0			
			TOTAL	358,400	317,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.90 P	0.40 14X20		280	42.24	4,700



BUILDING	CD	ADJ	DESC	MEASURE	9/5/2015	TL
MODEL	1		RESIDENTIAL	LIST	9/5/2015	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1929	SIZE ADJ	1.015	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,055	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	BMU	N	BSMT UNFINISHED	603		48.59	29,300
\$NLA(RCN)	\$221	OVERALL	1.040	EXT COVER	3	ALUMINUM	1.00	A	BAS	L	BASE AREA	603	1929	217.74	131,299
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	452	1929	116.15	52,500
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	161		68.99	11,108
				FLOOR COVER	1	HARDWOOD	1.02	D	WDK	N	WOOD DECK	397		22.55	8,952
				INT. FINISH	1	PLASTER	1.00								
				HEATING/COOLING	2	HOT WATER	1.02								
				FUEL SOURCE	1	OIL	1.00								
				USE	0		1.00								

TOTAL RCN	233,159	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1995 / 27	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$177,200	