

Key: 3863

Town of CARVER - Fiscal Year 2025

11/13/2024 6:49 pm SEQ #: 3.816

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
OWEN BRADLEY M & TIFFANY A 128 MEADOW ST CARVER, MA 02330				88-1-0-R				128 MEADOW ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OWEN BRADLEY M & TIFFANY				05/30/2018	F	100	49851-123				
HANNULA WARD R & ALISON J				05/30/2018	F	100	49851-121				
HANNULA WARD R & ALISON J				07/21/2009	A	1	37516-071				

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	%
2020-107	03/19/2020	51	FIELDREV CHG		01/24/2024	JR	100	100
2019-188	06/04/2019	99	N/A		07/13/2021	TCK	100	100
2019-188F	06/04/2019	2	NEW DWELLING	290,000	07/13/2021	TCK	100	100
		26	FOUNDATION		10/06/2020	TCK	100	100
		71	VACANT LOT		03/25/2010	MM	100	100

LAND

CD	T	AC/SF/UN	Ngh	INFL1	INFL2	ADJ BASE	SAF	INFL3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	60,000	MDW 1.00	1	1.00	1	1.00	1	1.00	MDW 1.00		154,930
300	A	3,063	EXS 1.00	1	1.00	1	1.00	1	1.00	EXS 1.00		28,490

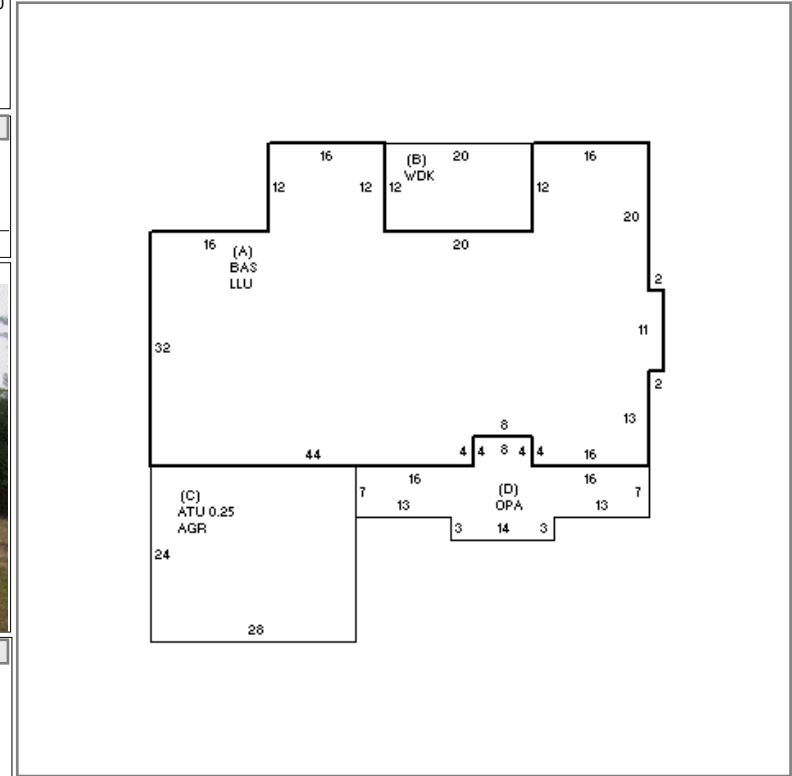
DETACHED

TOTAL	4.440 Acres		ZONING	RA	FRNT	968		ASSESSED	CURRENT	PREVIOUS
Ngh	MEADOW AREA							LAND	183,400	187,400
INFL1	NO ADJUST.							BUILDING	812,900	736,500
INFL2	NO ADJUST.							DETACHED	4,100	0
								OTHER	0	0
								TOTAL	1,000,400	923,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	+	1.25 00	1.00 12X18	2023	216	18.75	4,100



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/6/2020	TCK
MODEL	1		RESIDENTIAL	LIST	10/6/2020	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	9/28/2021	NF
QUALITY	B	1.15	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2019	SIZE ADJ	0.856	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	846,732
NET AREA	2,550	DETAIL ADJ	1.030	FOUNDATION	4	BSMT WALL & FL	1.00	A	LLU	N	LOWER LEVEL UNF	2,550		86.22	219,863		
\$NLA(RCN)	\$332	OVERALL	1.000	EXT. COVER	4	VINYL	1.00	A	BAS	L	BAS 1ST FL AREA	2,550	2019	198.61	506,460		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	ATT WOOD DECK	240		58.28	13,986		
				ROOF COVER	1	ASPHALT SHINGLE	1.00	C	AGR	N	ATTACHED GARAGE	672		65.55	44,050		
				FLOOR COVER	1	HARDWOOD	1.01	C	ATU	N	UNFIN ATTIC	168		48.59	8,163		
				INT. FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	354		55.08	19,500		
				HEATING/COOLING	9	WARM/COOL AIR	1.02		GFP	O	GAS FIREPLACE	1		3,810.00	3,810		
				FUEL SOURCE	2	GAS	1.00										
				KITHCHEN RATING	1	AVERAGE	0.00										
				BATH RATING	1	AVERAGE	0.00										
				PARTITION	1	TYPICAL	1.00										

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

EFF. YR/AGE	2019 / 4	
COND	04	04 %
FUNC	0	
ECON	0	
DEPR	4	% GD 96
RCNLD	\$812,900	