

Key: 1298

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.074

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WHITLOW JOSHUA M & TANYA R S/O CAREYS LANDING REALTY TRUS 40 CAREYS LANDING E BRIDGEWATER, MA 02333				30-69-0				40 CAREYS LANDING			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CAREYS LANDING REALTY TRU				03/07/2022	A	1	56523-265				
WHITLOW JOSHUA M & TANYA				03/22/2013	N	370,000	42832-124				
ROSENBERG ANDRE & COLLEEN				11/10/1987	QS		8119-284				

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 %
BP-19-9	01/14/2019	6	CYCL GROWTH		03/04/2020	SD	0 0
BP-18-339	11/27/2018	3	ALTERATIONS	44,822	05/01/2019	SLB	0 0
3045	09/06/2016	8	POOL	36,000	05/08/2017	SLB	100 100
		3	ALTERATIONS	25,877	09/25/2013	LF	100 100
		6	CYCL GROWTH				0 0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	5	1.00	100	225,600	1.00	100	1.00	5	1.20	225,600
300	A	0.220	5	1.00	100	5,700	1.00	100	1.00	ELP	1.00	1,250

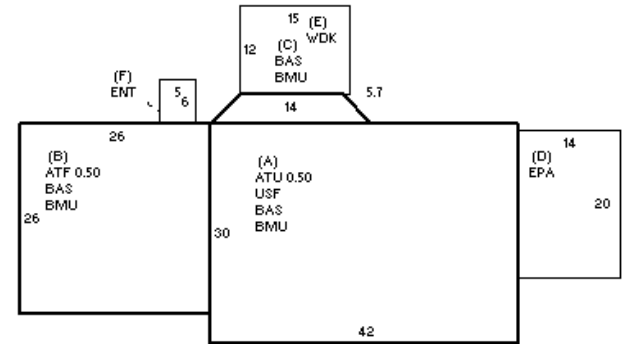
TOTAL	1.220 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 5		N O T E	LOT 7/ DRAIN ESMT		LAND	226,900	197,800
Inf1	FACTOR 100			BUILDING	480,100	423,400		
Inf2	PHY 100			DETACHED	11,400	10,800		
				OTHER	0	0		
				<b>TOTAL</b>		<b>718,400</b>	<b>632,000</b>	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	10 0.90	18 X 36	2018	648	19.48 11,400



BUILDING	CD	ADJ	DESC	MEASURE	3/4/2020	SD
MODEL	1		RESIDENTIAL	LIST	3/4/2020	SD
STYLE	5	0.95	COLONIAL [100%]	REVIEW	3/25/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BUILDING

YEAR BLT	1993	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	623,476
NET AREA	3,606	DETAIL ADJ	0.969	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,008		34.94	70,162	CONDITION ELEM	CD
\$NLA(RCN)	\$173	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	2,008	1993	144.10	289,344	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,260	1993	130.94	164,989	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	630		31.82	20,044	KITCHEN	
				FLOOR COVER	99	N/A	1.00	B	ATF	L	ATTIC FINISH	338	1993	93.22	31,510	BATHS	
				INT FINISH	99	N/A	1.00	D	EPA	N	ENCLOSED PORCH	280		78.12	21,874	HEAT	
				HEATING/COOLING	2	HOT WATER	1.02	E	WDK	N	WOOD DECK	180		33.18	5,972	ELECT	
				FUEL SOURCE	99	N/A	1.00	F	ENT	N	ENCLOSED ENTRY	30		85.16	2,555		
				ARPUD	0		1.00	BMG	O	BSMT GARAGE	2		2,166.15	4,332			
				AFFORDABLE	0		1.00	F21	O	FPL 2S 1OP	1		7,160.00	7,160			
																EFF.YR/AGE	1993 / 28
																COND	23 23 %
																FUNC	0
																ECON	0
																DEPR	23 % GD 77
																RCNLD	\$480,100