

Key: 1302

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.078

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
GREGORY LUTZ 2016 REV LIV TR LUTZ GREGORY 306 WHITMAN ST E BRIDGEWATER, MA 02333				31-2-0				306 WHITMAN ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
GREGORY LUTZ 2016 REV LIV				10/26/2016	A	1 47650-191						
LUTZ GREGORY				03/29/2016	U	240,000 46738-203						
VALATKEVICZ WILLIAM & PAT				09/18/1991	A	1 10487-103						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,670 7	1.00	100	1.00	178,600	1.27	100	1.00	7	0.95	169,670

LAND

TOTAL	32,670 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	NOTE			LAND	169,700	154,300
Inf1	FACTOR 100				BUILDING	278,800	263,400
Inf2	PHY 100				DETACHED	0	0
					OTHER	0	0
					TOTAL	448,500	417,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

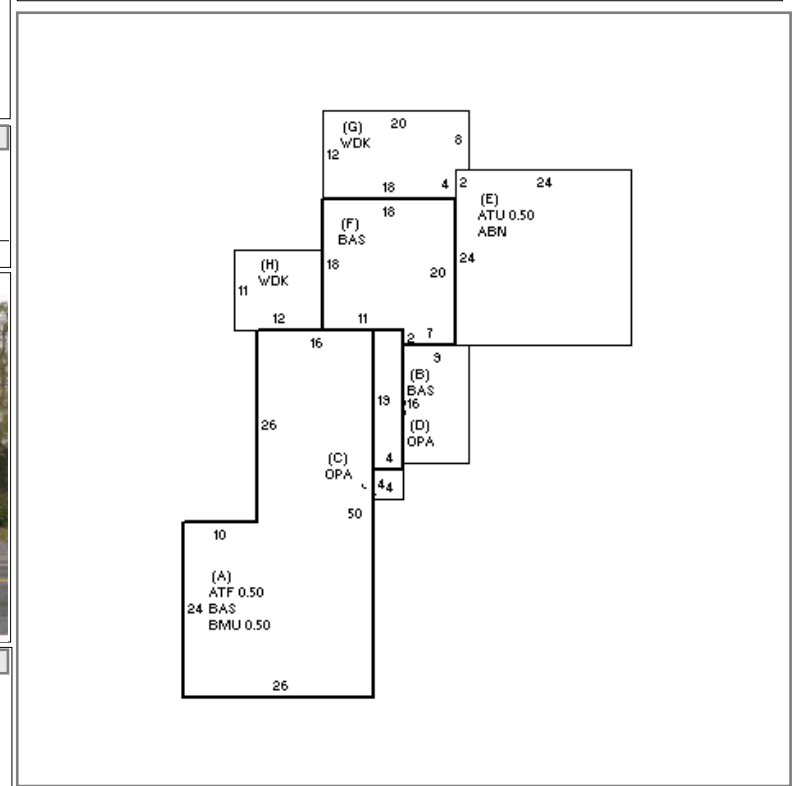
DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	11/2/2017	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/25/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1880	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	376,710
NET AREA	1,974	DETAIL ADJ	0.990	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	520		49.10	25,532	CONDITION ELEM	CD
\$NLA(RCN)	\$191	OVERALL	1.000	EXT COVER	3	ALUMINUM	1.00	A	ATF	L	ATTIC FINISH	520	1880	106.66	55,465	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,454	1880	164.87	239,721	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	160		42.70	6,832	KITCHEN	
				FLOOR COVER	99	N/A	1.00	E	ABN	N	ATT BARN	576		27.00	15,552	BATHS	
				INT FINISH	99	N/A	1.00	E	ATU	N	ATTIC UNF	288		30.30	8,726	HEAT	U
				HEATING/COOLING	1	FORCED AIR	1.00	+	WDK	N	WOOD DECK	364		31.60	11,502	ELECT	U
				FUEL SOURCE	2	GAS	1.00		F22	O	FPL 2S 2OP	1		9,341.00	9,341		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD		
1040	100	TWO FAMILY			1	1 of 1		
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-19-287	08/16/2019	3	ALTERATIONS	5,700				0 0
3355	08/03/2017	6	CYCL GROWTH	53,000	11/02/2017	SD		0 0
		2	ADDITIONS		12/21/2017	SLB	100	100
23	03/05/2002	6	CYCL GROWTH		10/31/2013	LF		0 0
		6	CYCL GROWTH		03/05/2002	KEO	100	100



EFF. YR/AGE	1983 / 38
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$278,800