

Key: 1481

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.241

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CURRENT OWNER				PARCEL ID				LOCATION				
ZULON MEGHAN & MELISSA ANNE				37-18-0				246 CRESCENT ST				
246 CRESCENT ST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
E BRIDGEWATER, MA 02333				ZULON MEGHAN & MELISSA AN				11/16/2021	A	100	56020-126	
				ZULON MEGHAN				05/17/2019	QS	335,000	51123-283	
				LONGUEIL REALTY TRUST				11/13/2017	A	1	49168-274	


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-20-183	05/17/2020	6	CYCL GROWTH	4,000	03/17/2022	SD	0	0
		3	ALTERATIONS		08/10/2020	SLB	100	100
		6	CYCL GROWTH		05/11/2020	SDP	0	0
BP-19-225	07/01/2019	8	POOL	800			0	0
		6	CYCL GROWTH		06/17/2013		0	0

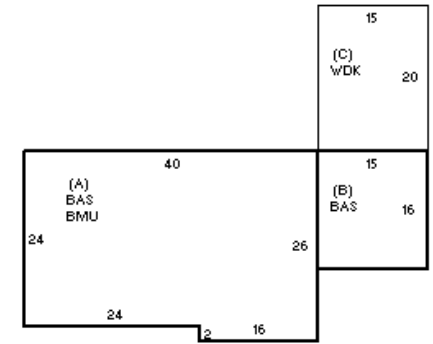
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CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,166 3	1.00	100	1.00	188,000	2.02	100	1.00	3	1.00	166,940

TOTAL	19,166 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 8306		LAND	166,900	151,900
Infl1	FACTOR 100		BUILDING	224,200	207,700		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	391,100	359,600		

DET
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ED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/17/2020
									



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BUILDING	CD	ADJ	DESC	MEASURE	5/11/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/11/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	3/26/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	307,101
NET AREA	1,232	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	992		38.97	38,656		
\$NLA(RCN)	\$249	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,232	1963	203.63	250,867		
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	300		31.60	9,480		
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017		
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1980 / 41
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$224,200