

Key: 1581

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.336

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
RHUDA KRISTIN A & ROBERT E JR 32 ROLLING HILLS DR E BRIDGEWATER, MA 02333				38-68-0				32 ROLLING HILLS DR			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RHUDA KRISTIN A & ROBERT				08/25/2009	QS	350,000		37647-045			
PRATT SUSAN CALLAWAY				05/18/2004	H	100		28236-348			
PRATT DONALD W JR & SUSAN				11/13/1987	QS	8127-141					

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-20-519	10/02/2020	3	ALTERATIONS	6,650				0
		51	FIELD REVIEW		10/08/2013	LF		0

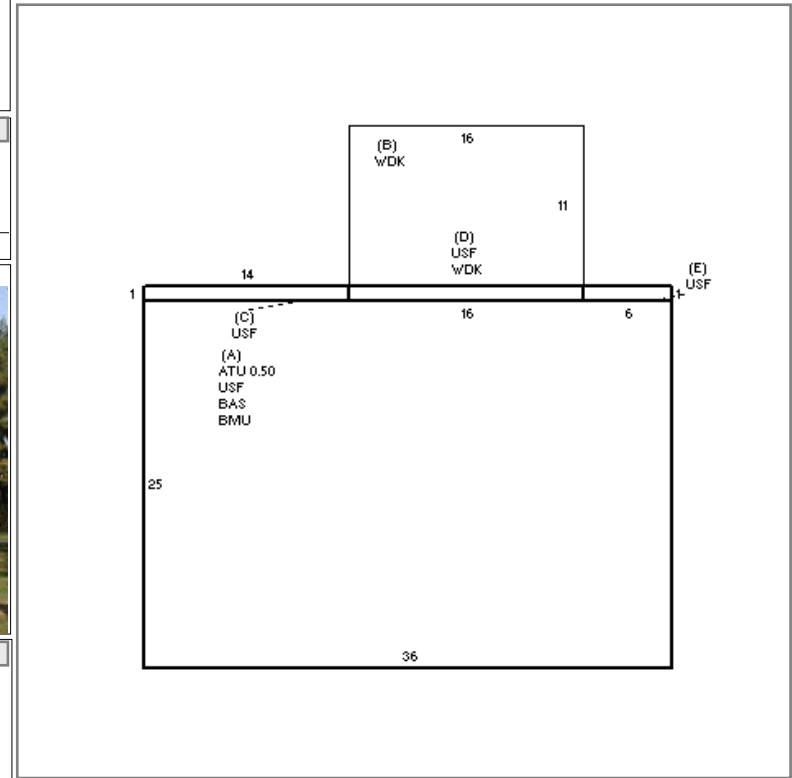
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,068	4	1.00	100	1.00	100	1.00	4	1.20		216,800

TOTAL	35,066 SF	ZONING	FRNT 0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 9	LAND	216,800	180,800
Inf1	FACTOR 100			BUILDING	275,300	242,400
Inf2	PHY 100			DETACHED	2,500	2,300
				OTHER	0	0
				TOTAL	494,600	425,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/8/2013	LF
MODEL	1		RESIDENTIAL	LIST REVIEW	3/27/2013	ER
STYLE	5	0.95	COLONIAL [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	357,479
NET AREA	1,836	DETAIL ADJ	0.969	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	900		40.11	36,102	CONDITION ELEM	CD
\$NLA(RCN)	\$195	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	900	1987	165.42	148,881		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	450	30.30	13,635	INTERIOR	
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	192		31.60	6,067	KITCHEN	
ROOMS	8	1.00		FLOOR COVER	99	N/A	1.00	+	USF	L	UPPER STORY FIN	936	1987	150.32	140,704	BATHS	
BEDROOMS	4	1.00		INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819	HEAT	
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02									ELECT	
# 1/2 BATHS	1	1.00		FUEL SOURCE	99	N/A	1.00										
TOT FIXTURES	8	\$5,271		ARPUD	0		1.00										
# UNITS	1	1.00		AFFORDABLE	0		1.00										
																EFF.YR/AGE	1993 / 28
																COND	23 23 %
																FUNC	0
																ECON	0
																DEPR	23 % GD 77
																RCNLD	\$275,300