

Key: 2786

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.384

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
HEGER GREGG C & DIANNE M 318 W UNION STREET E BRIDGEWATER, MA 02333				63-4-0				318 W UNION ST				1040	100	TWO FAMILY				1	1 of 1	
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)													
HEGER GREGG C & DIANNE M				09/30/1997	F	175,000	15518-057													
HEGER GREGG C & DIANNE M				07/11/1997	QS	175,000	15314-293													
GUARINO HAZEL M				08/01/1991	J		1 10409-313													

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	188,000	1.00	100	1.00	3	1.00	188,000
300	A	1,880	3	1.00	100	5,700	1.00	100	1.00	ELP	1.00	10,720

DETACHED

TOTAL	2.880 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3		NOTE			LAND	198,700	180,800
Inf1	FACTOR 100			BUILDING	120,500	120,300		
Inf2	PHY 100			DETACHED	71,300	67,900		
				OTHER	0	0		
						TOTAL	390,500	369,000

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50		288	61.96	8,900
IPV	A	1.00	30 0.70	1999	648	19.48	8,800
FBN	A	1.00	20 0.80 30X64	2003	1,920	23.23	35,700
DGF	A	1.00	20 0.80 18X22	2003	396	56.38	17,900

BUILDING	CD	ADJ	DESC	MEASURE	7/28/2014	PW
MODEL	1		RESIDENTIAL	LIST	6/2/2003	KB
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/4/2013	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	334,624
NET AREA	1,552	DETAIL ADJ	1.009	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	887		40.29	35,734		
\$NLA(RCN)	\$216	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	887	1880	183.15	162,454		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	665	1880	166.43	110,678		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	190		74.40	14,136		
				FLOOR COVER	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

BUILDING

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				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	%
SS14-12	12/31/2012	6	CYCL GROWTH		07/28/2014	PW	0	0
		51	FIELD REVIEW		10/01/2013	LF	0	0
		5	SPLIT/SUB		11/15/2013	ER	100	100
		6	CYCL GROWTH		12/20/2003		0	0
305	10/19/2001	3	ALTERATIONS	10,000	06/03/2003	KB	0	100

PHOTO 10/16/2013

BLDG COMMENTS

EFF.YR/AGE	1951 / 70	
COND	64	64 %
FUNC	0	
ECON	0	
DEPR	64	% GD 36
RCNLD	\$120,500	