

Key: 3254

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.786

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WHEELER HOWARD C & RUTH W 49 ELM ST E BRIDGEWATER, MA 02333				72-30-0				49 ELM ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WHEELER HOWARD C & RUTH W				06/18/1998	A	100		16309-211			
WHEELER HOWARD C & RUTH W				06/17/1998	A	100		16309-211			
WHEELER HOWARD C & RUTH W				06/25/1958	QS	2638-240					

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	%
		6	CYCL GROWTH		03/12/2013	PW	0	0

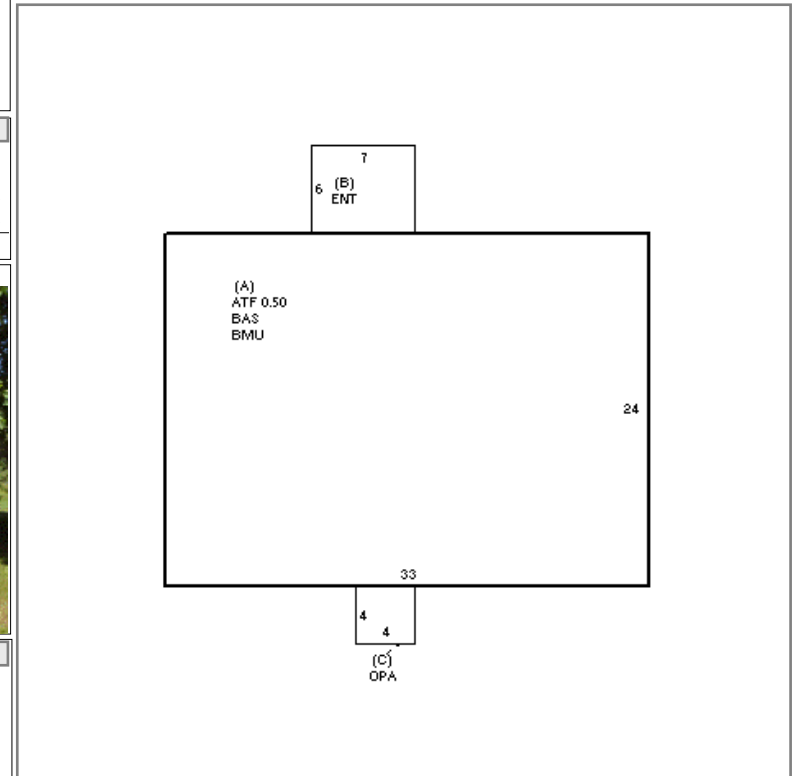
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,979 3	1.00	100	1.00	188,000	1.26	100	1.00	3	1.00	178,870

TOTAL	32,979 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	178,900	162,700
Inf1	FACTOR 100		BUILDING	149,900	131,000		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	328,800	293,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/12/2013	PW
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	4/9/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1947	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	263,056
NET AREA	1,188	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	792		41.78	33,089	CONDITION ELEM	CD
\$NLA(RCN)	\$221	OVERALL	1.000	EXT COVER	3	ALUMINUM	1.00	A	BAS	L	BASE AREA	792	1947	207.00	163,945		
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	396	1947	133.92	53,033	EXTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	ENT	N	ENCLOSED ENTRY	42		81.10	3,406	INTERIOR	
				FLOOR COVER	99	N/A	1.00	C	OPA	N	OPEN PORCH	16		42.69	683	KITCHEN	
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819	BATHS	
				HEATING/COOLING	3	RADIANT	1.02									HEAT	
				FUEL SOURCE	99	N/A	1.00									ELECT	
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																EFF.YR/AGE	1963 / 58
																COND	43 43 %
																FUNC	0
																ECON	0
																DEPR	43 % GD 57
																RCNLD	\$149,900