

Key: 3458

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.968

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
PROCTOR ALBERT E 190 WALNUT ST E BRIDGEWATER, MA 02333				78-13-0				190 WALNUT ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PROCTOR ALBERT E				02/27/1991	QS	123,000	10163-187					
WEBB JEFFREY C & PATRICIA				12/05/1977	QS	31,500	4373-484					
EAGER WILLIAM B & BARBARA				07/19/1974	QS	25,900	4005-260					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	26,000 3	1.00	100	1.00	188,000	1.54	100	1.00	3	1.00	172,840

LAND

TOTAL	26,000 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 7		LAND	172,800	157,200
Inf1	FACTOR 100		BUILDING	124,000	118,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						296,800	275,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/17/2021
									

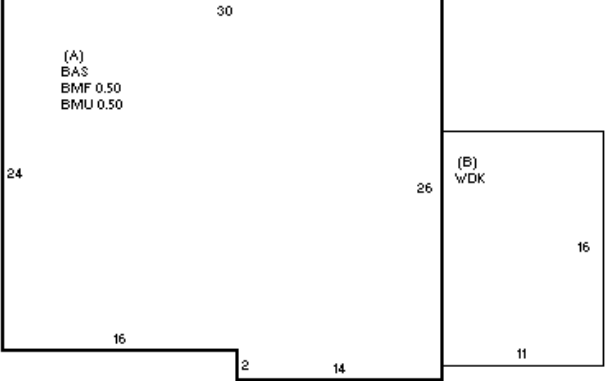
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/11/2021	SD
MODEL	1		RESIDENTIAL	LIST	6/11/2021	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	4/10/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1956	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	247,915
NET AREA	748	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	374		42.61	15,937		
\$NLA(RCN)	\$331	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	374		59.93	22,412		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	748	1956	261.91	195,906		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	176		31.60	5,562		
				FLOOR COVER	99	N/A	1.00	F11	O	FPL 1S 10P	1		6,017.00	6,017			
				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										

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		06/11/2021	SD	0	0
		6	CYCL GROWTH		07/01/2013		0	0

(A)
BAS
BMF 0.50
BMU 0.50



(B)
WDK

BUILDING

CAPACITY			UNITS	ADJ	TOTAL RCN		247,915
STORIES	1	1.00			CONDITION ELEM		CD
ROOMS	5	1.00			EXTERIOR		
BEDROOMS	3	1.00			INTERIOR		
BATHROOMS	1	1.00			KITCHEN		
# 1/2 BATHS	0	1.00			BATHS		
TOT FIXTURES	3	\$2,081			HEAT		
# UNITS	1	1.00			ELECT		

EFF. YR/AGE	1958 / 63	
COND	50	50 %
FUNC	0	
ECON	0	
DEPR	50	% GD 50
RCNLD	\$124,000	