Key: 3626

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3,131

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BURT LAURIE & JOHN 49 BATTI AVE E BRIDGEWATER, MA 02333	81-55-0	49 BATTI AV

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BURT LAURIE & JOHN	06/26/2019	QS	435,000	51289-309
GEGA SINDI &	12/14/2015	QS	322,500	46380-046
FLAHERTY MARK J & AMY L	12/12/2002	G	239,900	23668-146

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

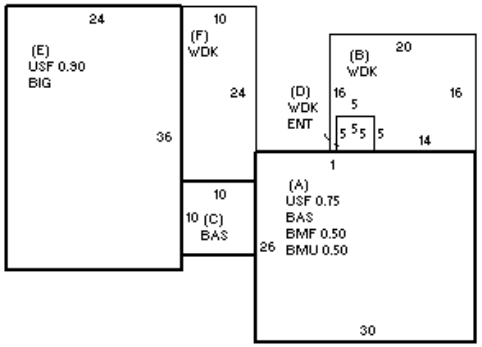
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		10/02/2019	SDP	0	0
		51	FIELD REVIEW		06/02/2016	PW	0	0
		6	CYCL GROWTH		08/17/2015	SD	0	0
		6	CYCL GROWTH		05/08/2008		0	0
266	04/15/2008	2	ADDITIONS	12,150	05/08/2008		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,603	3 1.00	100 1.00	100 1.00	188,000	2.07	100 1.00	3 1.00			166,450

TOTAL	18,603 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	LOTS 30 & 31/ C/W 82/27		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	166,500	151,400
BUILDING	361,000	309,000
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**530,000**	**462,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60		1994	200	20.44	2,500

PHOTO 10/03/2019

BLDG COMMENTS

BUILDING

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

YEAR BLT	1951	SIZE ADJ	1.000
NET AREA	2,243	DETAIL ADJ	1.000
$NLA(RCN)	$204	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	7	$4,760
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	390		41.99	16,375
A	BMF	N	BSMT FINISH-SEP	390		59.05	23,029
A	USF	L	UPPER STORY FIN	585	2008	145.32	85,012
+	WDK	N	WOOD DECK	560		31.60	17,696
+	BAS	L	BASE AREA	880	1951	159.92	140,726
D	ENT	N	ENCLOSED ENTRY	25		81.12	2,028
E	BIG	N	BUILT-IN GARAGE	864		62.83	54,284
E	USF	L	UPPER STORY FIN	778	2003	145.32	113,058

TOTAL RCN	456,968
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	G
HEAT	
ELECT	
EFF.YR/AGE	1999 / 22
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	$361,000