

Key: 3970

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.434

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LUCHETTI CHRISTOPHER D & JESSICA A 465 ELM ST E BRIDGEWATER, MA 02333				92-41-0				465 ELM ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LUCHETTI CHRISTOPHER D & LINCOLN CARLTON F & JANIC				08/27/1990	QS	122,000	9913-162				
				03/22/1962	QS		2922-36				

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-21-290	05/27/2021	3	ALTERATIONS	36,500	08/14/2013	LF	0	0
		51	FIELD REVIEW		06/04/2009		0	0
		6	CYCL GROWTH		04/03/2008		0	0
818	01/08/2007	2	ADDITIONS	900			0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	22,375 3	1.00	100	1.00	100	1.00	188,000	1.76	100	1.00	3	1.00	169,720

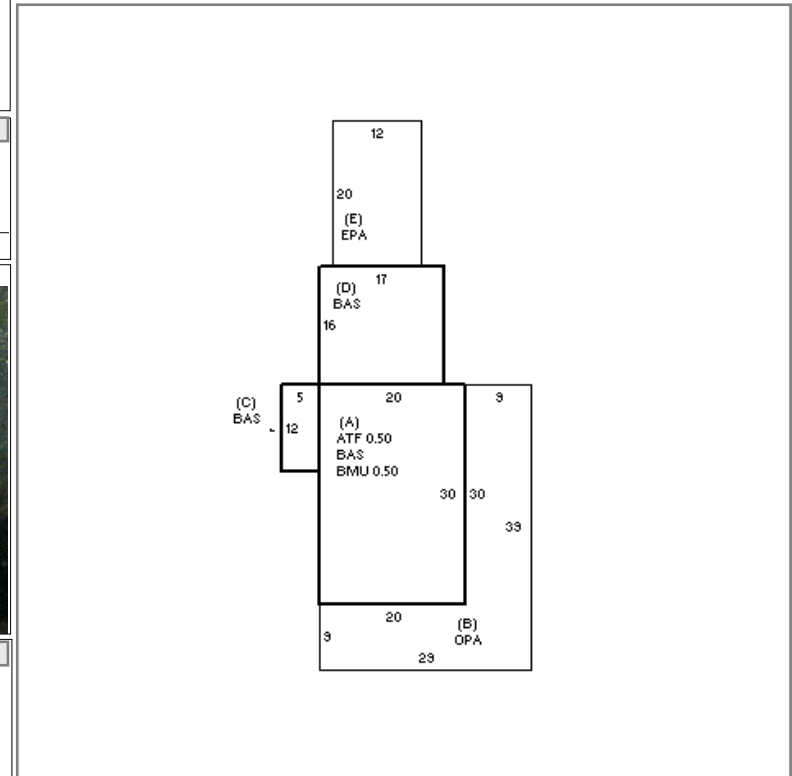
TOTAL	22,375 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	169,700	154,400
Inf1	FACTOR 100		BUILDING	95,900	95,600		
Inf2	PHY 100		DETACHED	37,500	35,600		
			OTHER	0	0		
					<b>TOTAL</b>	<b>303,100</b>	<b>285,600</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	10 0.90		384	68.15	23,600
IPV	A	1.00	30 0.70	1967	648	19.48	8,800
CPD	A	1.00	10 0.90	2007	360	15.62	5,100



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/14/2013	LF
MODEL	1		RESIDENTIAL			
STYLE	7	0.90	CONVENTIONAL [100%]	LIST		
QUALITY	A	1.00	AVERAGE [100%]	REVIEW	4/15/2013	ER
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1800	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	266,260	
NET AREA	1,232	DETAIL ADJ	0.918	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	300		52.05	15,615	CONDITION ELEM	CD	
\$NLA(RCN)	\$216	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	ATF	L	ATTIC FINISH	300	1800	118.56	35,569	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	531		42.70	22,674	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	932	1800	183.26	170,801	KITCHEN		
				FLOOR COVER	99	N/A	1.00	E	EPA	N	ENCLOSED PORCH	240		74.40	17,856	BATHS		
				INT FINISH	99	N/A	1.00									HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	99	N/A	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1951 / 70
																	COND	64 64 %
																	FUNC	0
																	ECON	0
																	DEPR	64 % GD 36
																	RCNLD	\$95,900