

Key: 3979

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.442

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
THOMAS GEORGE J SR & SHEILA A S/O LAPAN TRACY ELIZABETH 351 HIGHLAND ST E BRIDGEWATER, MA 02333				92-50-0				351 HIGHLAND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LAPAN TRACY ELIZABETH				02/10/2022	QS	510,900	56429-189				
THOMAS GEORGE J SR & SHEI				04/14/1994	A	150,000	12805-289				
PUFFER MAUREEN				01/27/1988	QS	239,900	8257-333				

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-18-160 2034	07/31/2018 06/03/2014 09/04/2013	6 3 3 51 6	CYCL GROWTH ALTERATIONS ALTERATIONS FIELD REVIEW CYCL GROWTH	7,035	05/02/2022 09/10/2013 09/26/2013	SD LF SLB	0 0 0 0 0	0 0 0 0 0

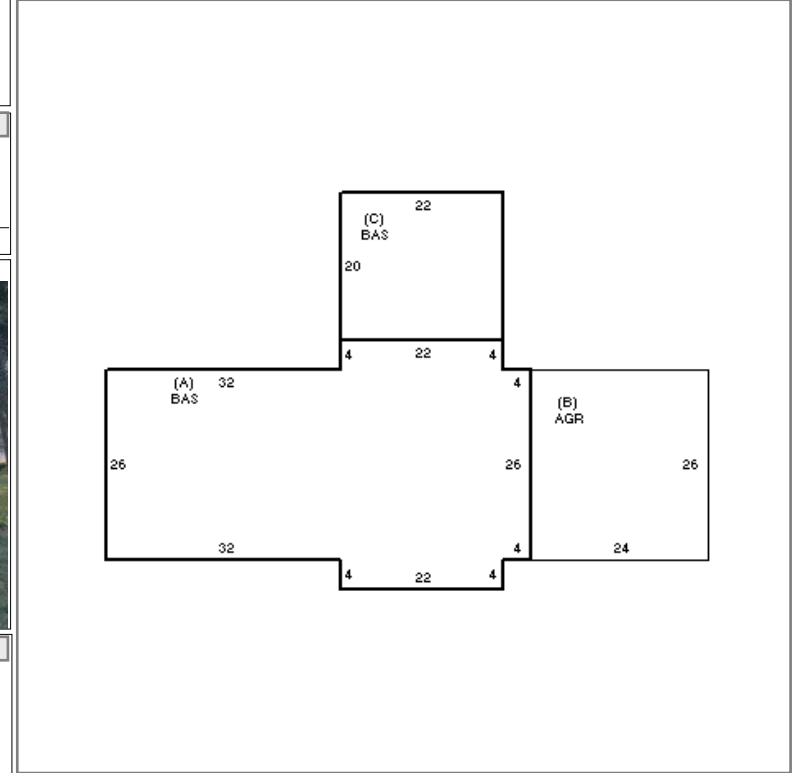
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,420 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	187,880

TOTAL	43,429 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	187,900	170,900
Inf1	FACTOR 100		BUILDING	296,100	272,700		
Inf2	PHY 100		DETACHED	40,900	39,000		
			OTHER	0	0		
					TOTAL	524,900	482,600

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	10 0.90		576	62.00	32,100
IPV	A	1.00	30 0.70	1990	648	19.48	8,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/10/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	4/15/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	405.651
NET AREA	2,124	DETAIL ADJ	1.016	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	2,124	1970	165.31	351,110		
\$NLA(RCN)	\$191	OVERALL	1.000	EXT COVER	12	BRICK VENEER	1.05	B	AGR	N	ATT GARAGE	624		66.69	41,615		
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		6,017.00	6,017		
				ROOF COVER	1	ASPH SHINGLES	1.00										
				FLOOR COVER	99	N/A	1.00										
				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										

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	2	1.00
TOT FIXTURES	10	\$6,909
# UNITS	1	1.00

EFF.YR/AGE	1980 / 41
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$296,100