

Key: 3982

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.445

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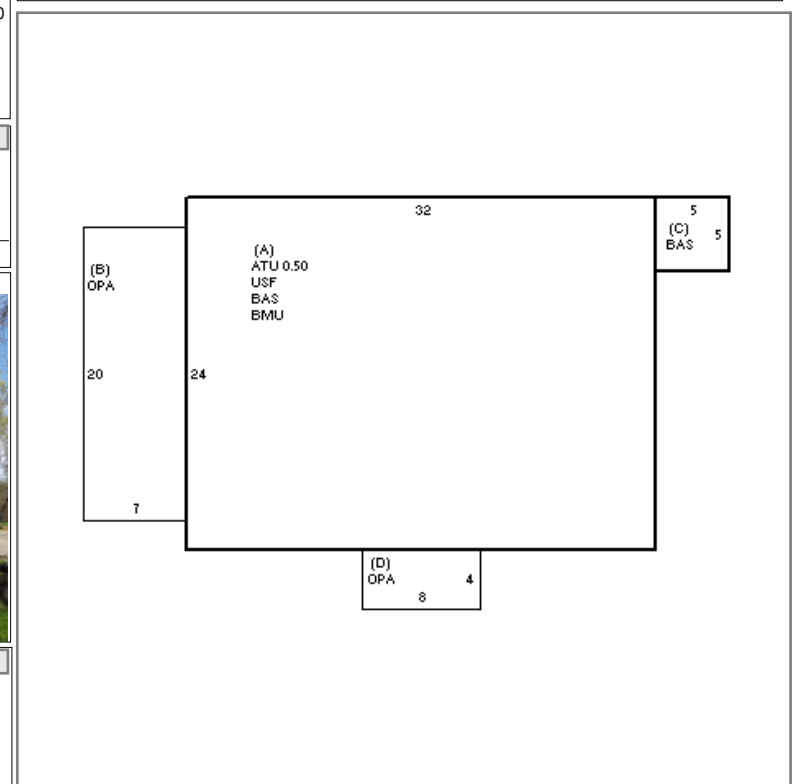
CURRENT OWNER				PARCEL ID				LOCATION			
GUESS JESS J & WALSH CHRISTINE				92-53-0				497 HIGHLAND ST			
E				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
497 HIGHLAND ST				GUESS JESS J & WALSH CHRI				10/31/2018 QS 389,900 50468-193			
E BRIDGEWATER, MA 02333				MCDONOUGH ROBERT J & GRAU				12/13/2013 QS 272,497 43916-259			
				MELLOH MARHEA H & PARDO				06/01/2006 QS 339,900 32783-327			

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-19-444	12/05/2019	3	ALTERATIONS	9,000			0 0
		51	FIELD REVIEW		08/13/2019	PW	0 0
		6	CYCL GROWTH		05/07/2019	SD	0 0
		99	OTHER		02/08/2019	SD	0 0
	05/02/2014	6	CYCL GROWTH		05/02/2014	PW	0 0

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	188,000	1.00	100	1.00	3	1.00	188,000
300	A	0.090	3	1.00	100	5,700	1.00	100	1.00	ELP	1.00	510

TOTAL	1.090 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	188,500	171,500
Infl1	FACTOR 100		BUILDING	249,300	235,600		
Infl2	PHY 100		DETACHED	7,900	7,500		
			OTHER	0	0		
					TOTAL	445,700	414,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50		240	66.02	7,900



BUILDING	CD	ADJ	DESC	MEASURE	5/7/2019	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/15/2013	ER
QUALITY	+	1.05	AVG +/-GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED

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YEAR BLT	1936	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	319,604		
NET AREA	1,561	DETAIL ADJ	0.900	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		44.34	34,055	CONDITION ELEM	CD		
\$NLA(RCN)	\$205	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	768	1936	155.58	119,484	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	384		31.81	12,217	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	172		44.83	7,711	KITCHEN	G		
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	793	1936	171.20	135,765	BATHS			
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		7,160.00	7,160	HEAT	U		
				HEATING/COOLING	4	STEAM	1.00									ELECT	U		
				FUEL SOURCE	1	OIL	1.00												
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
																		EFF.YR/AGE	1996 / 25
																		COND	22 22 %
																		FUNC	0
																		ECON	0
																		DEPR	22 % GD 78
																		RCNLD	\$249,300