**Key: 4819**

# Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4,106

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| BARANOWSKI MICHAEL, JENNY A & DIANE M<br>14 WASHINGTON ST<br>E BRIDGEWATER, MA 02333 | 125-7-0 | 14 WASHINGTON ST |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| BARANOWSKI MICHAEL, JENNY | 10/30/2012 | A | 100 | 42163-344 |
| BARANOWSKI MICHAEL & JENN | 06/05/1989 | A | 1 | 9174-275 |
| BARANOWSKI MICHAEL & JENN | 06/04/1989 | A | 1 | 9174-275 |

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

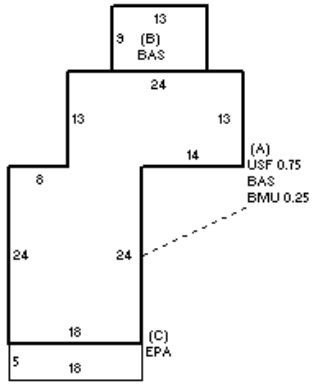
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| | | 51 | FIELD REVIEW | | 09/16/2013 | LS | 0 | 0 |
| | | 6 | CYCL GROWTH | | 07/22/2010 | | 0 | 0 |
| | 04/01/2002 | 6 | CYCL GROWTH | | 04/01/2002 | PJB | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 14,505 | 3 1.00 | 100 1.00 | 100 1.00 | 188,000 | 2.60 | 100 1.00 | 3 1.00 | | | 162,920 |

| TOTAL | 14,505 SF | ZONING | | FRNT | 0 |
|---|---|---|---|---|---|
| Ngh | RES 3 | NOTE | | | |
| Infl1 | FACTOR 100 | | | | |
| Infl2 | PHY 100 | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 162,900 | 148,200 |
| BUILDING | 112,000 | 111,000 |
| DETACHED | 60,900 | 58,000 |
| OTHER | 0 | 0 |
| TOTAL | **335,800** | **317,200** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|
| UTB | A 1.00 | 50 0.50 | 30X140 | 1920 | 4,200 | 28.98 | 60,900 |

PHOTO 09/17/2013

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 7 | 0.90 | CONVENTIONAL [100%] |
| QUALITY | A | 1.00 | AVERAGE [100%] |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] |

| | | |
|---|---|---|
| MEASURE | 9/16/2013 | LS |
| LIST | | |
| REVIEW | 4/19/2013 | ER |

| | | | |
|---|---|---|---|
| YEAR BLT | 1900 | SIZE ADJ | 1.000 |
| NET AREA | 1,419 | DETAIL ADJ | 0.918 |
| $NLA(RCN) | $179 | OVERALL | 1.000 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1.75 | 1.00 |
| ROOMS | 5 | 1.00 |
| BEDROOMS | 3 | 1.00 |
| BATHROOMS | 1 | 1.00 |
| # 1/2 BATHS | 0 | 1.00 |
| TOT FIXTURES | 3 | $1,873 |
| # UNITS | 1 | 1.00 |

| ELEMENT | CD | DESCRIPTION | ADJ |
|---|---|---|---|
| FOUNDATION | 5 | BRICK/STONE | 1.00 |
| EXT COVER | 4 | VINYL | 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 | 2 | HOT WATER | 1.02 |
| 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 | 186 | | 52.05 | 9,681 |
| A | USF | L | UPPER STORY FIN | 558 | 1900 | 156.94 | 87,575 |
| + | BAS | L | BASE AREA | 861 | 1900 | 172.71 | 148,702 |
| C | EPA | N | ENCLOSED PORCH | 90 | | 74.40 | 6,696 |

TOTAL RCN 254,527

| CONDITION ELEM | CD |
|---|---|
| EXTERIOR | |
| INTERIOR | |
| KITCHEN | |
| BATHS | |
| HEAT | |
| ELECT | |

EFF.YR/AGE 1955 / 66

| | | | |
|---|---|---|---|
| COND | 56 | 56 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 56 | % GD | 44 |

RCNLD $112,000