

Key: 4846

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.131

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
LOCKHART WALTER L & CAROLE A S/O RICH LORI W 25 OAKWOOD TERR E BRIDGEWATER, MA 02333				127-19-0				25 OAKWOOD TER			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RICH LORI W				11/07/2022	QS	525,000	57401-120				
KAHIAN STEVEN M				05/23/2022	H	177,000	56838-121				
LOCKHART WALTER L & CAROL				07/26/2012	A	1	41705-183				

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	%
1325	09/28/2012	6	CYCL GROWTH		09/09/2013	LF	0	0
1217	06/26/2012	3	ALTERATIONS	36,475			0	0
		3	ALTERATIONS	27,000			0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,651	3	1.00	100	1.00	100	1.00	3	1.00		169,950

TOTAL	22,651 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 6		LAND	170,000	154,600
Infl1	FACTOR 100		BUILDING	205,200	188,800		
Infl2	PHY 100		DETACHED	11,300	10,700		
			OTHER	0	0		
					TOTAL	386,500	354,100

DETACHED

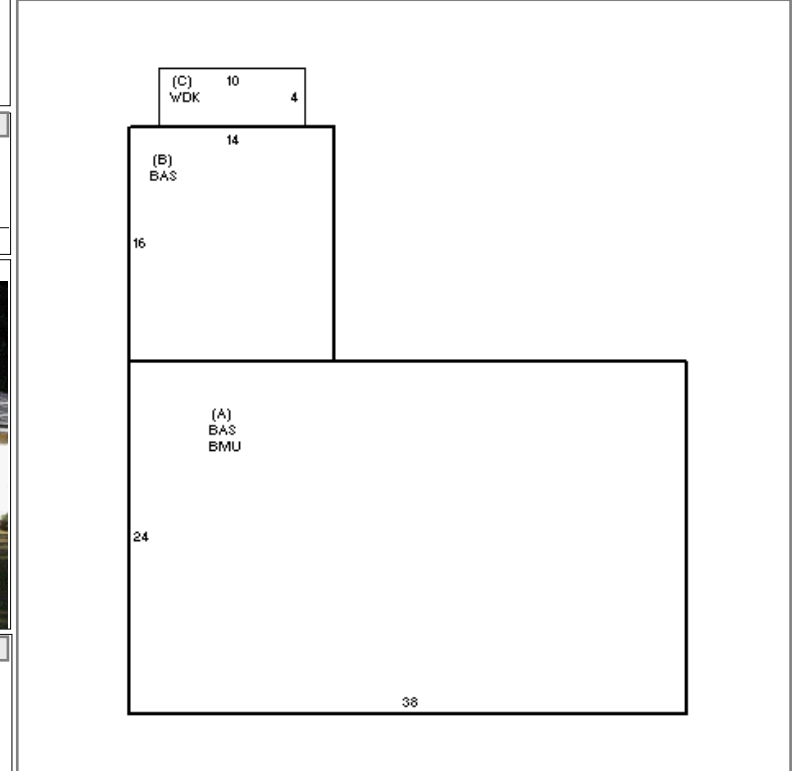
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500
IPV	A	1.00	30 0.70	1990	648	19.48	8,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/9/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	4/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



LOADING

YEAR BLT	1959	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	281,039	
NET AREA	1,136	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	912		39.94	36,425	CONDITION ELEM	CD	
\$NLA(RCN)	\$247	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,136	1959	207.12	235,293			
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	40		31.60	1,264	EXTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017	INTERIOR		
				FLOOR COVER	99	N/A	1.00									KITCHEN		
				INT FINISH	99	N/A	1.00									BATHS		
				HEATING/COOLING	1	FORCED AIR	1.00									HEAT		
				FUEL SOURCE	99	N/A	1.00									ELECT		
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1980 / 41
																	COND	27 27 %
																	FUNC	0
																	ECON	0
																	DEPR	27 % GD 73
																	RCNLD	\$205,200