

Key: 4904

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.183

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BATTI KAREN A KAB REALTY TRUST 61 CHESTNUT ST E BRIDGEWATER, MA 02333				59-8-01-0				61 CHESTNUT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BATTI KAREN A				12/20/2010	A	1	39430-16				
BATTI KAREN A				12/06/2010	A	1	39357-186				
BATTI KAREN A				05/02/1997	A	1	15148-112				

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-20-42	01/30/2020	3	ALTERATIONS	15,487				0
3515	03/01/2018	3	ALTERATIONS	28,000	05/09/2018	SLB	100	100
2374	03/17/2015	3	ALTERATIONS	57,925				0
		6	CYCL GROWTH		07/15/2013	LF		0
94	05/26/2009	7	DETACHED BLD	3,000	06/17/2009			0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	43,560	3	1.00	100	1.00	100	1.00	188,000	1.00	100	3	1.00	188,000	
300	A	1,921	3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	10,950

DETACHED

TOTAL	2.921 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E		c/w 49/18		LAND	199,000	181,000
Inf1	FACTOR 100					BUILDING	438,100	390,800
Inf2	PHY 100					DETACHED	14,000	13,300
						OTHER	0	0
						TOTAL	651,100	585,100

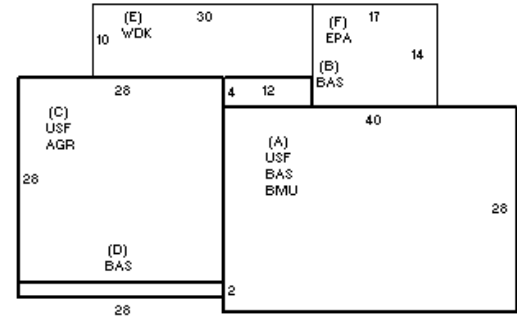
BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	1999	200	20.44	2,500
IPV	A	1.00	30 0.70	1999	648	19.48	8,800
SHF	A	1.00	50 0.50	2009	288	18.78	2,700

BUILDING	CD	ADJ	DESC	MEASURE	5/9/2018	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.96	COLONIAL [75%]	REVIEW	4/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS



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YEAR BLT	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	561,651
NET AREA	3,128	DETAIL ADJ	1.001	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,120		37.68	42,206		
\$NLA(RCN)	\$180	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	1,120	1997	132.95	148,900		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,224	1997	146.30	179,071		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	784		63.81	50,028		
				FLOOR COVER	99	N/A	1.00	C	USF	L	UPPER STORY FIN	784	1997	132.95	104,230		
				INT FINISH	99	N/A	1.00	E	WDK	N	WOOD DECK	300		31.60	9,480		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F	EPA	N	ENCLOSED PORCH	238		74.40	17,707		
				FUEL SOURCE	2	GAS	1.00	GFP	O	O	GAS FIREPLACE	1		4,584.00	4,584		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1997 / 24	
COND	22	22 %
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD	\$438,100	