

Key: 5252

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.490

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CURRENT OWNER				PARCEL ID				LOCATION				
LAGERVAL JEREMY & MEGAN M 486 W UNION ST E BRIDGEWATER, MA 02333				53-42-01-0				486 W UNION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LAGERVAL JEREMY & MEGAN M				12/16/2014	H	161,000	45057-119					
PERKINS ALFRED R				08/31/1945	QS		1892-282					
PERKINS ALFRED R & DANA V				08/30/1945	QS		1892-282					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,002 3	1.00	100	1.00	188,000	1.20	100	1.00	3	1.00	180,610

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-21-484	10/13/2021	7	DETACHED BLD	5,000				0 100
BP-19-109	04/02/2019	8	POOL	51,953	08/11/2020	SLB	100	100
BP-19-14	01/14/2019	2	ADDITIONS	2,900	05/06/2019	SLB	100	100
BP-18-331	10/30/2018	2	ADDITIONS	132,000	05/06/2019	SLB	42	100
100	11/29/2016	3	ALTERATIONS	2,000	05/08/2017	SLB	100	100

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TOTAL	35,002 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	C/W 053/0042-04/ T 1438/ PLAN 00-816 LOT 4A & 4B	LAND	180,600	164,300		
Inf1	FACTOR 100		BUILDING	477,600	415,800		
Inf2	PHY 100		DETACHED	29,700	8,700		
			OTHER	0	0		
			TOTAL	687,900	588,800		

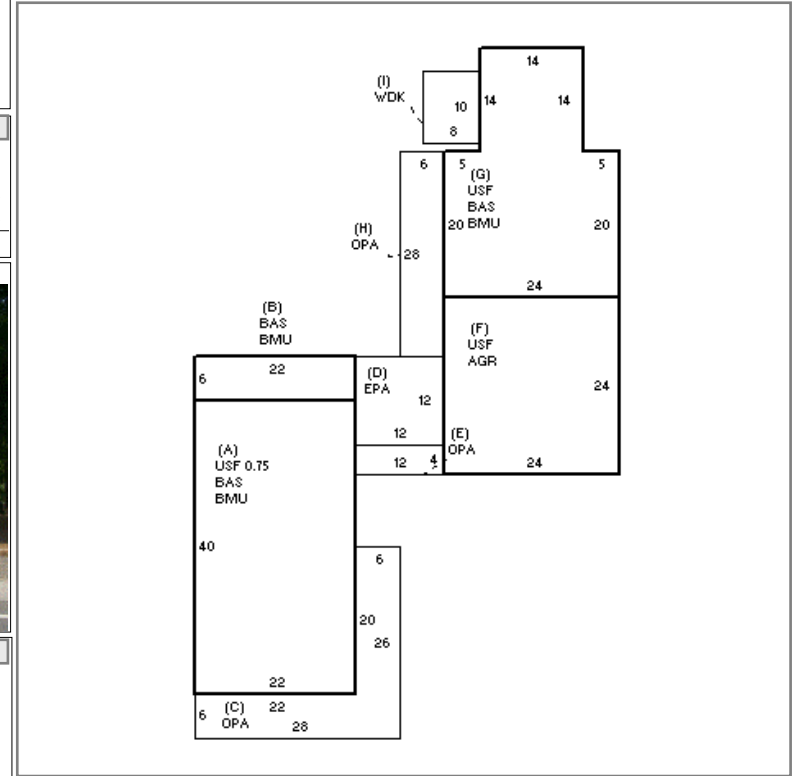
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	10 0.90 14 X 31	2020	434	23.41	9,100
BBL	A	1.00	10 0.90 24 X 20	2022	480	47.71	20,600



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BUILDING	CD	ADJ	DESC	MEASURE	5/4/2020	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/24/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



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YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	604,560
NET AREA	3,600	DETAIL ADJ	0.918	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	1,688		34.35	57,988	CONDITION ELEM	CD
\$NLA(RCN)	\$168	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,012	1900	130.01	131,572	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,236	1900	118.14	146,027	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	504		42.70	21,521	KITCHEN	
				FLOOR COVER	99	N/A	1.00	D	EPA	N	ENCLOSED PORCH	144		74.40	10,714	BATHS	
				INT FINISH	99	N/A	1.00	F	AGR	N	ATT GARAGE	576		67.88	39,101	HEAT	
				HEATING/COOLING	2	HOT WATER	1.02	G	BAS	L	BASE AREA	676	2019	130.01	87,888	ELECT	
				FUEL SOURCE	99	N/A	1.00	G	USF	L	UPPER STORY FIN	676	2019	118.14	79,866		
				ARPUD	0		1.00	I	WDK	N	WOOD DECK	80		31.60	2,528		
				AFFORDABLE	0		1.00	F21	O	FPL 2S 1OP	2		6,819.50	13,639	EFF.YR/AGE	1999 / 22	
								GFP	O	GAS FIREPLACE	1		4,584.00	4,584	COND	21 21 %	
								KIT	O	XTRA KITCHEN	1		5,387.00	5,387	FUNC	0	
															ECON	0	
															DEPR	21 % GD 79	
															RCNLD	\$477,600	