

Key: 761

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 651

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
GUTHRO JANELLE A & CULLEN RICHARD J 1958 WASHINGTON ST E BRIDGEWATER, MA 02333				17-15-0				1958 WASHINGTON ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
GUTHRO JANELLE A & CULLEN				01/17/2017	QS	362,000	48008-021					
MONTI AMANDA & JOHNSON ED				06/01/2016	U	225,000	46999-226					
OAKLEY PETER				04/14/2016	U	210,000	46807-297					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,737	3	1.00	100	188,000	1.15	100	1.00	3	1.00	182,110

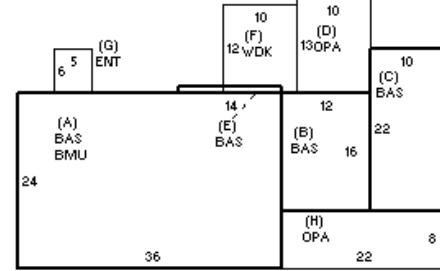
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
2976	06/23/2016	6	CYCL GROWTH	28,000	04/21/2020	SD	0	0
		6	CYCL GROWTH		03/27/2018	SD	0	0
		51	FIELD REVIEW		07/31/2017	PW	0	0
		3	ALTERATIONS		08/29/2017	SLB	100	100
		51	FIELD REVIEW		10/07/2013		0	0

LAND

TOTAL	36,737 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 1		LAND	182,100	165,700
Inf1	FACTOR 100		BUILDING	214,200	197,100		
Inf2	PHY 100		DETACHED	27,900	26,500		
			OTHER	0	0		
					TOTAL	424,200	389,300

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500
SHF	A	1.00	40 0.60	1997	200	20.44	2,500
DGF	A	1.00	50 0.50	2002	600	51.35	15,400
FBN	A	1.00	50 0.50	2002	480	31.28	7,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/21/2020	SD
MODEL	1		RESIDENTIAL	LIST	4/21/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	3/20/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1958	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	315,009
NET AREA	1,290	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	864		40.60	35,078		
\$NLA(RCN)	\$244	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,290	1958	195.80	252,583		
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	306		42.70	13,066		
				ROOF COVER	1	ASPH SHINGLES	1.00	F	WDK	N	WOOD DECK	120		31.60	3,792		
				FLOOR COVER	99	N/A	1.00	G	ENT	N	ENCLOSED ENTRY	30		81.10	2,433		
				INT FINISH	99	N/A	1.00	F11	O	O	FPL 1S 1OP	1		6,017.00	6,017		
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	G
																BATHS	G
																HEAT	
																ELECT	
																EFF.YR/AGE	1970 / 51
																COND	32 32 %
																FUNC	0
																ECON	0
																DEPR	32 % GD 68
																RCNLD	\$214,200