

Key: 1081

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 902

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BENECCHI CARL M & ARLENE F 10 HUDSON PL E BRIDGEWATER, MA 02333				25-4-0				10 HUDSON PL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BENECCHI CARL M & ARLENE				11/17/2020	A	1	53839-072				
BENECCHI CARL M & ARLENE				09/17/2019	A	1	51650-239				
BENECCHI FAMILY IRREV TRU				11/09/2018	A	1	50506-140				

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	%
2935	05/18/2016	6	CYCL GROWTH		05/14/2020	SD	0	0
		8	POOL	4,000	04/10/2017	SLB	100	100
		6	CYCL GROWTH		05/01/2013	LFF	0	0
		6	CYCL GROWTH		04/24/2009		0	0
998	06/14/2007	3	ALTERATIONS	13,500	05/14/2008		0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	36,150 4	1.00	100	1.00	100	1.00	225,600	1.16	100	1.00	4	1.20		217,930

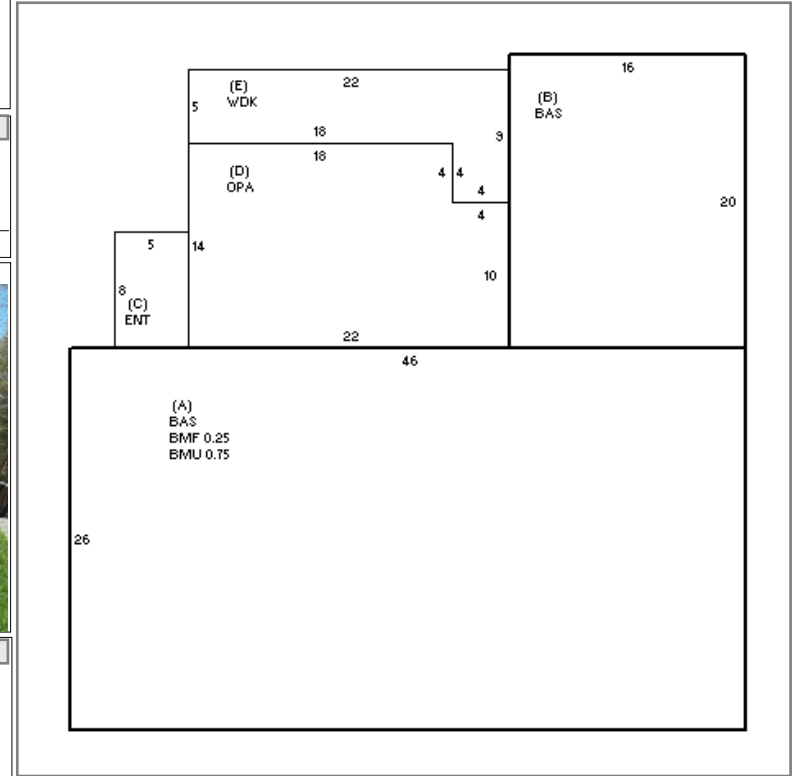
TOTAL	36,150 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 7 / T 13340		LAND	217,900	181,700
Inf1	FACTOR 100		BUILDING	260,400	242,900		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
					TOTAL	480,800	426,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	2008	200	20.44	2,500



BUILDING	CD	ADJ	DESC	MEASURE	5/14/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/14/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	3/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1982	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	356,774
NET AREA	1,516	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	897		37.06	33,242		
\$NLA(RCN)	\$235	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	299		52.12	15,583		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,516	1982	188.76	286,154		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	ENT	N	ENCLOSED ENTRY	40		81.10	3,244		
				FLOOR COVER	99	N/A	1.00	D	OPA	N	OPEN PORCH	292		42.70	12,468		
				INT FINISH	99	N/A	1.00	E	WDK	N	WOOD DECK	126		31.60	3,982		
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



CONDITION ELEM	CD	TOTAL RCN	356,774
EXTERIOR			
INTERIOR			
KITCHEN			
BATHS			
HEAT			
ELECT			

EFF.YR/AGE	1982 / 39
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73

RCNLD	\$260,400
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