

Key: 1400

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.162

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CURRENT OWNER										PARCEL ID				LOCATION			
SERENE LIVING LLC P O BOX 699 RAYNHAM CTR, MA 02768										33-11-0				446 WEST ST			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
SERENE LIVING LLC										10/01/2009	B	675,000	37771-258				
CAREY R W JR & MARILYN AN										11/19/1990	A	100	10037-298				
CAREY ROBERT W JR & MARIL										06/15/1970	QS		3597-398				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3040	100	NURSING HOME				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-21-422	09/01/2021	3	ALTERATIONS	17,000	06/08/2022	PJK	100	100
3348	08/01/2017	51	FIELD REVIEW		05/10/2018	RJM	100	100
		2	ADDITIONS	395,000	07/30/2021	PJK	100	100
		99	OTHER		03/03/2014		100	100
		51	FIELD REVIEW		09/30/2013	LF	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	43,560	C2	1.00	100	1.00	100	1.00	181,260	1.00	100	0.90	181,260
303	A	1,765	C2	1.00	100	1.00	100	1.00	7,470	1.00	100	0.90	13,180

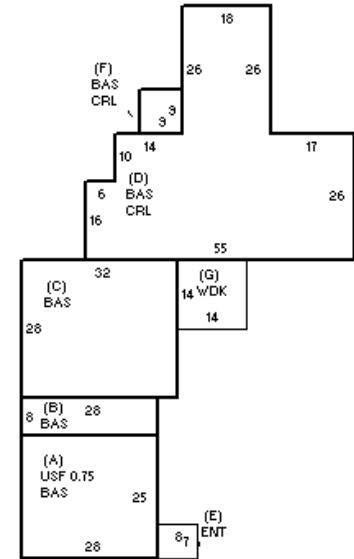
TOTAL	2.765 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	C2	NOTE			LAND	194,400	187,900
Infl1	FACTOR 100		BUILDING	507,500	489,600		
Infl2	PHY 100		DETACHED	19,000	18,100		
			OTHER	610,200	592,300		
				TOTAL	1,331,100	1,287,900	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	70 0.30 ASPH PAVING		12,000	3.70	13,300
SHF	A	1.00	30 0.70 14X16	2011	224	20.44	3,200
SHF	A	1.00	30 0.70 10X12	1998	120	20.44	1,700
SW2	A	1.00	30 0.70 4X7		28	40.40	800



BLDG COMMENTS
WESTVIEW REST HOME/10 BED

BUILDING	CD	ADJ	DESC	MEASURE	5/10/2018	RJM
MODEL	5		CIM-5	LIST	5/10/2018	RJM
STYLE	78	0.99	NURSING HOME [86%]	REVIEW	6/8/2018	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

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YEAR BLT	1929	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	650,670
NET AREA	4,264	DETAIL ADJ	1.069	FOUNDATION	5	OTHER	1.00	+	BAS	L	BASE AREA	1,820	1929	148.57	270,404	CONDITION ELEM	CD
\$NLA(RCN)	\$153	OVERALL	1.000	EXT. COVER	12	BRICK VENEER	1.05	A	USF	L	UP-STRY FIN	525	1929	148.57	78,001	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	CRL	N	CRAWL	1,919		6.20	11,898	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SHIN	1.00	D	BAS	L	BASE AREA	1,838	2017	148.57	273,078	CDN/APP	
				FLOOR COVER	3	W/W CARPET	1.00	E	ENT	N	ENCL ENTRY	56		27.70	1,551		
				INT. FINISH	1	PLASTER	1.04	F	BAS	L	BASE AREA	81	2017	148.57	12,034		
				HEATING/COOL	9	WARM/COOL AIR	1.00	G	WDK	N	WOOD DECK	196		18.90	3,704		
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

EFF.YR/AGE	1998 / 23
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$507,500

