

Key: 1419

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.180

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
BRENNAN KEVIN J & VALERIE L 451 WEST ST E BRIDGEWATER, MA 02333				33-30-0				451 WEST ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BRENNAN KEVIN J & VALERIE				08/31/2011	A	1	40274-100					
BRENNAN KEVIN				12/17/2004	QS	253,000	29685-299					
AHERN LESLIE M				01/31/1977	QS		4237-355					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,948	7	1.00	100	178,600	2.89	100	1.00	7	0.95	153,500

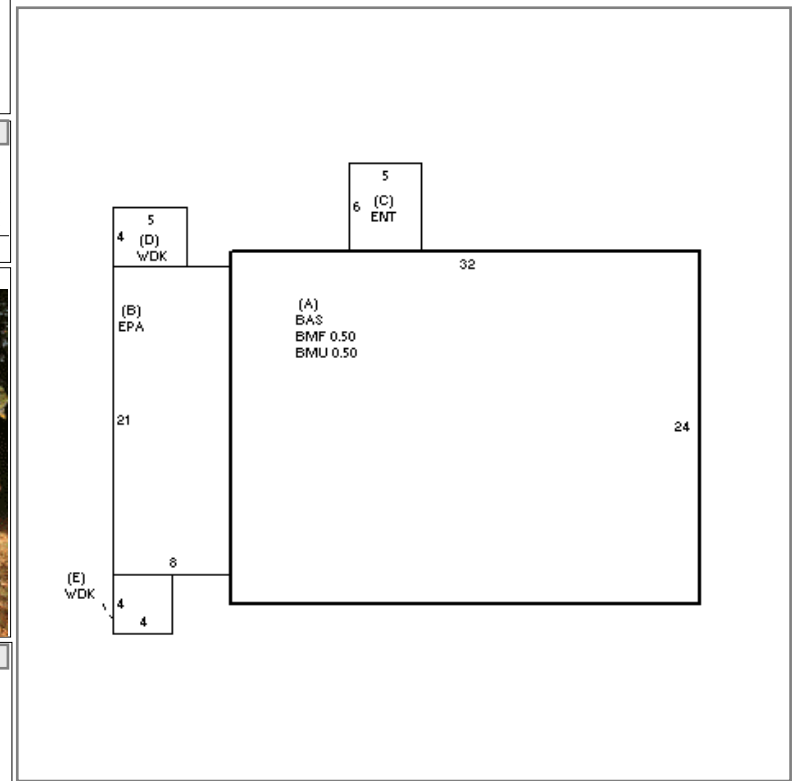
CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
BP-21-233	05/19/2021	3	ALTERATIONS	6,175			0 0
		6	CYCL GROWTH		06/25/2013	LF	0 0
156	07/29/2009	3	ALTERATIONS	5,000			0 0
157	07/29/2009	3	ALTERATIONS	8,000			0 0
		6	CYCL GROWTH		06/03/2008		0 0

LAND

TOTAL	12,937 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	N O T E T 11747			LAND	153,500	139,600
Inf1	FACTOR 100		BUILDING	168,600	159,900		
Inf2	PHY 100		DETACHED	4,000	3,700		
			OTHER	0	0		
TOTAL			326,100	303,200			

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	10 0.90 8X10	2004	80	20.44	1,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/25/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	3/26/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1969	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	255,451
NET AREA	768	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	384		42.23	16,216		
\$NLA(RCN)	\$333	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	384		59.39	22,806		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	768	1969	258.17	198,278		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	168		74.40	12,499		
				FLOOR COVER	99	N/A	1.00	C	ENT	N	ENCLOSED ENTRY	30		81.10	2,433		
				INT FINISH	99	N/A	1.00	+	WDK	N	WOOD DECK	36		31.61	1,138		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1969 / 52
																COND	34 34 %
																FUNC	0
																ECON	0
																DEPR	34 % GD 66
																RCNLD	\$168,600