Key: 1504

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1,264

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
VILLA MICHAEL F 530 CRESCENT ST E BRIDGEWATER, MA 02333	37-41-0	530 CRESCENT ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
VILLA MICHAEL F	12/21/2017	A	100	49330-294
VILLA KAREN L	05/08/1986	QS		6757-014

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

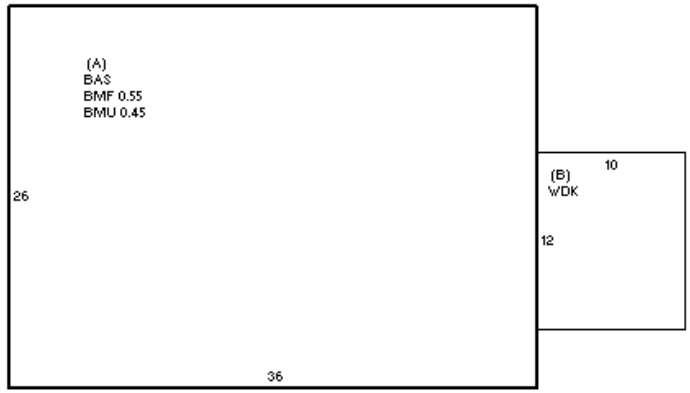
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		10/08/2020	SD	0	0
		6	CYCL GROWTH		05/01/2013	LFF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,651	3 1.00	100 1.00	100 1.00	188,000	1.74	100 1.00	3 1.00			169,950

TOTAL	22,651 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	LOT 10/ T 14375		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	170,000	154,600
BUILDING	193,000	177,600
DETACHED	3,200	3,000
OTHER	0	0
TOTAL	**366,200**	**335,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60			275	19.11	3,200

PHOTO 10/09/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	10/8/2020	SD
LIST	10/8/2020	SD
REVIEW	3/26/2013	ER

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	936	DETAIL ADJ	1.000
$NLA(RCN)	$282	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,040
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	3	ALUMINUM	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	421		39.63	16,683
A	BMF	N	BSMT FINISH-SEP	515		55.73	28,701
A	BAS	L	BASE AREA	936	1960	227.68	213,108
B	WDK	N	WOOD DECK	120		31.60	3,792

TOTAL RCN 264,324

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE 1980 / 41

COND	27	27 %	
FUNC	0		
ECON	0		
DEPR	27	% GD	73

RCNLD $193,000