

Key: 1505

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.265

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
OBRIEN JAMES P & ELAINE M 4 FIELDCREST DR E BRIDGEWATER, MA 02333				37-43-0				4 FIELDCREST DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OBRIEN JAMES P & ELAINE M				05/26/2000	QS	285,000	18555-158				
WILKINSON THOMAS E & MARI				03/31/1989	QS	229,900	9063-019				
EASTBRIDGE DEVELOPMENT IN				07/02/1986	QS		6908-116				

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	%
3207	03/20/2017	3	ALTERATIONS	3,793				0
2749	11/17/2015	3	ALTERATIONS	5,000	05/09/2016	SLB	100	100
		6	CYCL GROWTH		08/12/2013			0
82	06/26/2003	7	DETACHED BLD	2,000	03/15/2004	KB	100	100
290	10/09/2001	3	ALTERATIONS	15,000	07/31/2002	SLB	100	100

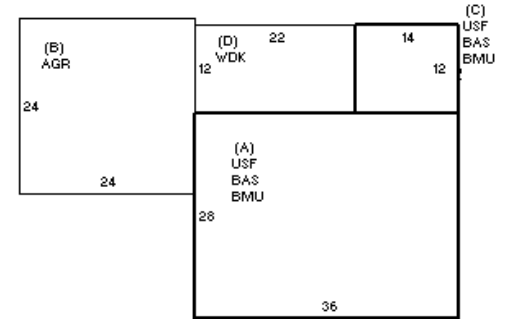
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,144	5	1.00	100	1.00	100	1.00	5	1.20		216,890

TOTAL	35,144 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 5	N O T E	LOT 2		LAND	216,900	189,100
Inf1	FACTOR 100		BUILDING	337,100	297,500		
Inf2	PHY 100		DETACHED	17,900	17,000		
			OTHER	0	0		
			TOTAL		571,900	503,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	10 0.90	2001	648	19.48	11,400
GHD	A	1.00	40 0.60	2003	450	24.13	6,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/9/2016	SLB
MODEL	1		RESIDENTIAL	LIST REVIEW	3/26/2013	ER
STYLE	5	0.95	COLONIAL [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	449,415
NET AREA	2,352	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,176		37.20	43,745	CONDITION ELEM	CD
\$NLA(RCN)	\$191	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,176	1987	154.18	181,319		
CAPACITY				ROOF SHAPE	2	HIP	1.00	+	USF	L	UPPER STORY FIN	1,176	1987	140.11	164,769	EXTERIOR	
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	B	AGR	N	ATT GARAGE	576		67.88	39,101	INTERIOR	
ROOMS	8	1.00		FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	264		31.60	8,342	KITCHEN	
BEDROOMS	3	1.00		INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819	BATHS	
BATHROOMS	2	1.00		HEATING/COOLING	9	WARM/COOL AIR	1.03									HEAT	
# 1/2 BATHS	1	1.00		FUEL SOURCE	2	GAS	1.00									ELECT	
TOT FIXTURES	8	\$5,320		ARPUD	0		1.00										
# UNITS	1	1.00		AFFORDABLE	0		1.00										
																EFF.YR/AGE	1987 / 34
																COND	25 25%
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$337,100