

Key: 1508

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.268

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|------------------|--|--|--|
| CAREY DANIEL & LINDA 10 FIELDCREST DR E. BRIDGEWATER, MA 02333 | | | | 37-46-0 | | | | 10 FIELDCREST DR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| CAREY DANIEL & LINDA | | | | 02/24/2005 | QS | 470,000 | 30046-150 | | | | |
| SAYA MICHAEL A JR | | | | 03/20/2003 | A | | 24541-242 | | | | |
| SAYA MICHAEL A JR & NANCY | | | | 12/30/1986 | QS | | 7389-219 | | | | |

| 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 | % |
| | 07/08/2013 | 6 | CYCL GROWTH | | 10/07/2013 | SLB | 0 | 0 |
| | | 6 | CYCL GROWTH | | 04/11/2005 | | 0 | 0 |

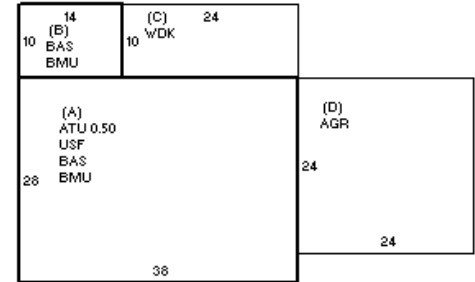
LAND

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|-----|------|------|----------|-----|------|-----|------|------------|-----------|
| 100 | S | 35,250 | 5 | 1.00 | 100 | 1.00 | 100 | 1.00 | 5 | 1.20 | | 216,990 |

| TOTAL | 35,250 SF | ZONING | FRNT 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|------------------------|--------------|----------------|----------------|----------|
| Ngh | RES 5 | NOTE LOT 5/ T 14733 | LAND | 217,000 | 189,200 | |
| Inf1 | FACTOR 100 | | BUILDING | 341,000 | 301,400 | |
| Inf2 | PHY 100 | | DETACHED | 8,800 | 8,400 | |
| | | | OTHER | 0 | 0 | |
| | | | TOTAL | 566,800 | 499,000 | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|-------|
| IPV | A | 1.00 | 30 0.70 | 1990 | 648 | 19.48 | 8,800 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/7/2013 | SLB |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| STYLE | 5 | 0.95 | COLONIAL [100%] | REVIEW | 3/26/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

LOADING

| YEAR BLT | 1987 | SIZE ADJ | 1.000 |
|--------------|-------|------------|-------|
| NET AREA | 2,268 | DETAIL ADJ | 0.969 |
| \$NLA(RCN) | \$201 | OVERALL | 1.000 |
| CAPACITY | | UNITS | ADJ |
| STORIES | 2.5 | 1.00 | |
| ROOMS | 9 | 1.00 | |
| BEDROOMS | 4 | 1.00 | |
| BATHROOMS | 2 | 1.00 | |
| # 1/2 BATHS | 1 | 1.00 | |
| TOT FIXTURES | 8 | \$5,271 | |
| # UNITS | 1 | 1.00 | |

| ELEMENT | CD | DESCRIPTION | ADJ |
|-----------------|----|----------------|------|
| FOUNDATION | 4 | CONT BSMT WALL | 1.00 |
| EXT COVER | 2 | CLAPBOARD | 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 | 2 | HOT WATER | 1.02 |
| FUEL SOURCE | 99 | N/A | 1.00 |
| ARPUD | 0 | | 1.00 |
| AFFORDABLE | 0 | | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|-----|---|-----------------|-------|------|-----------|---------|
| + | BMU | N | BSMT UNFINISHED | 1,204 | | 36.99 | 44,536 |
| + | BAS | L | BASE AREA | 1,204 | 1987 | 154.45 | 185,960 |
| A | USF | L | UPPER STORY FIN | 1,064 | 1987 | 140.35 | 149,337 |
| A | ATU | N | ATTIC UNF | 532 | | 30.30 | 16,120 |
| C | WDK | N | WOOD DECK | 240 | | 31.60 | 7,584 |
| D | AGR | N | ATT GARAGE | 576 | | 67.88 | 39,101 |
| | F21 | O | FPL 2S 1OP | 1 | | 6,819.00 | 6,819 |

| TOTAL RCN | 454,728 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | |
| INTERIOR | |
| KITCHEN | |
| BATHS | |
| HEAT | |
| ELECT | |
| EFF.YR/AGE | 1987 / 34 |
| COND | 25 25% |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 25 % GD 75 |
| RCNLD | \$341,000 |