

Key: 1542

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.300

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ROVELTO STODDARD LIVING TRUST				38-19-0				172 CRESCENT ST			
ROVELTO WILLIAM O & STODDARD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
SHEILA A TR				ROVELTO STODDARD LIVING T				10/21/2019	A	100	51820-070
172 CRESCENT ST				ROVELTO WILLIAM O &				07/08/2003	QS	260,000	25714-143
E BRIDGEWATER, MA 02333				FABROSKI TIMOTHY J				03/17/2003	N	150,000	24510-002

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 %
930	03/21/2003	6	CYCL GROWTH		05/11/2020	SD	0 0
		6	CYCL GROWTH		06/13/2013		0 0
		3	ALTERATIONS	1,000	03/15/2004	KB	100 100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,200 3	1.00	100	1.00	188,000	1.77	100	1.00	3	1.00	169,560

TOTAL	22,200 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	169,600	154,200
Inf1	FACTOR 100		BUILDING	190,000	168,000		
Inf2	PHY 100		DETACHED	11,900	11,300		
			OTHER	0	0		
					TOTAL	371,500	333,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 60 0.40			468	54.08	10,100
SHF	A	1.00 10 0.90	8X12	2003	96	20.44	1,800



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/11/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/11/2020	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	3/27/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1780	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	316,597
NET AREA	1,776	DETAIL ADJ	1.000	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	532		48.65	25,881	CONDITION ELEM	CD
\$NLA(RCN)	\$178	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	ATF	L	ATTIC FINISH	532	1780	111.69	59,417	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	180		42.70	7,686	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,244	1780	172.63	214,754	KITCHEN	
				FLOOR COVER	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819	BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																EFF.YR/AGE	1965 / 56
																COND	40 40 %
																FUNC	0
																ECON	0
																DEPR	40 % GD 60
																RCNLD	\$190,000

