

Key: 1587

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.342

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|---|---|----------|------|------------|------|------------|--------------|---------------------|------|----|------------|-----------|
| MORRISSEY BRENDA L & JOHN R 31 ROLLING HILLS DR E BRIDGEWATER, MA 02333 | | | | 39-5-0 | | | | 31 ROLLING HILLS DR | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| MORRISSEY BRENDA L & JOHN | | | | 11/25/1998 | QS | 265,900 | 16856-245 | | | | | |
| CAREY JOHN D JR & CYNTHIA | | | | 02/18/1992 | A | 1 | 10762-103 | | | | | |
| CAREY JOHN D JR & LINDH C | | | | 04/05/1988 | QS | 85,000 | 8375-039 | | | | | |
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 35,539 4 | 1.00 | 100 | 1.00 | 225,600 | 1.18 | 100 | 1.00 | 4 | 1.20 | 217,300 |

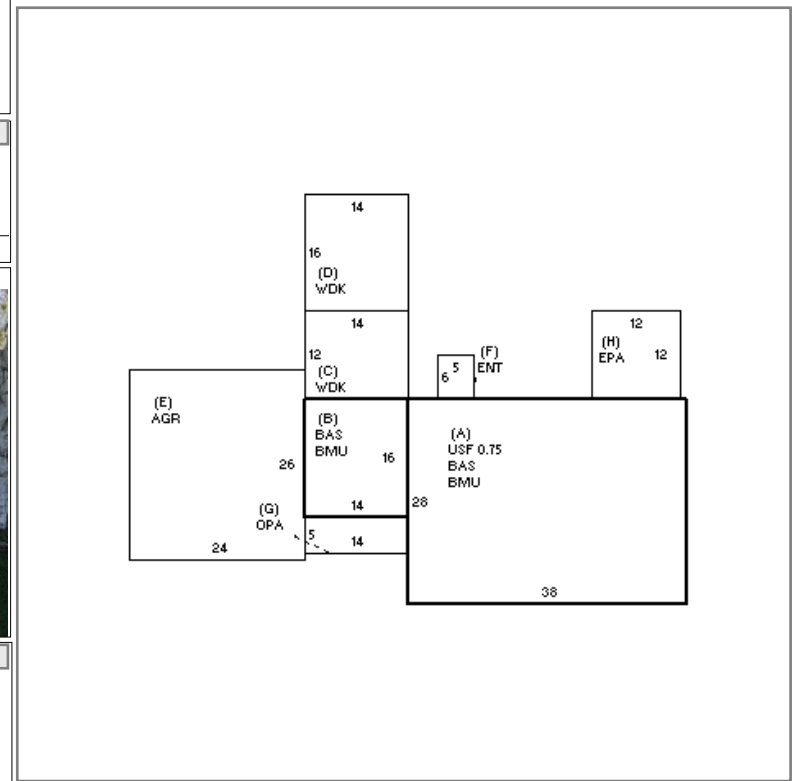
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|---------------|--------------|--------|------------|-----|--------|-----|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 1189 | 01/04/2013 | 51 | FIELD REVIEW | | 10/08/2013 | LF | 0 | 0 |
| 1058 | 06/14/2012 | 6 | CYCL GROWTH | | 01/04/2013 | LFF | 0 | 0 |
| 170 | 12/15/2011 | 3 | ALTERATIONS | 5,268 | 01/04/2013 | LFF | 0 | 0 |
| | 08/09/2003 | 8 | POOL | 20,000 | 04/10/2012 | | 100 | 100 |
| | | | | | 12/22/2003 | KB | 0 | 100 |

LAND

| TOTAL | 35,539 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|------|---|--------------|----------------|----------------|
| Ngh | RES 4 | NOTE | | | LAND | 217,300 | 181,200 |
| Inf1 | FACTOR 100 | | | | BUILDING | 363,400 | 314,500 |
| Inf2 | PHY 100 | | | | DETACHED | 13,900 | 13,100 |
| | | | | | OTHER | 0 | 0 |
| | | | | | TOTAL | 594,600 | 508,800 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|--------|
| SHF | A | 1.00 | 40 0.60 | 1994 | 200 | 20.44 | 2,500 |
| IPV | A | 1.00 | 10 0.90 | 2003 | 648 | 19.48 | 11,400 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/8/2013 | LF |
|----------|----|------|-------------------|---------|------------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 12/22/2003 | KB |
| STYLE | 4 | 1.00 | CAPE [100%] | REVIEW | 3/27/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

BUILDING

| YEAR BLT | 1988 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 471,926 | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|------------|------------|--|
| NET AREA | 2,086 | DETAIL ADJ | 1.040 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,288 | | 36.37 | 46,839 | | | |
| \$NLA(RCN) | \$226 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | + | BAS | L | BASE AREA | 1,288 | 1988 | 170.12 | 219,110 | | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | USF | L | UPPER STORY FIN | 798 | 1988 | 154.59 | 123,362 | | G | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | WDK | N | WOOD DECK | 392 | | 31.60 | 12,387 | | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | E | AGR | N | ATT GARAGE | 624 | | 66.69 | 41,615 | | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | F | ENT | N | ENCLOSED ENTRY | 30 | | 81.10 | 2,433 | | | |
| | | | | HEATING/COOLING | 11 | HW/COOL AIR | 1.04 | G | OPA | N | OPEN PORCH | 70 | | 42.70 | 2,989 | | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | H | EPA | N | ENCLOSED PORCH | 144 | | 74.40 | 10,714 | | | |
| | | | | ARPUD | 0 | | 1.00 | | F21 | O | FPL 2S 1OP | 1 | | 6,819.00 | 6,819 | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1993 / 28 | |
| | | | | | | | | | | | | | | | | COND | 23 23 % | |
| | | | | | | | | | | | | | | | | FUNC | 0 | |
| | | | | | | | | | | | | | | | | ECON | 0 | |
| | | | | | | | | | | | | | | | | DEPR | 23 % GD 77 | |
| | | | | | | | | | | | | | | | | RCNLD | \$363,400 | |