

Key: 1787

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.507

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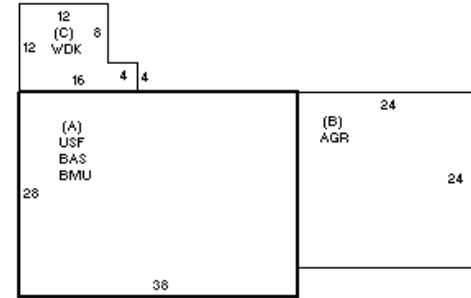
CURRENT OWNER				PARCEL ID				LOCATION				
BAKER ROBERT F JR & GUARINO JAMIE 780 CRESCENT ST E BRIDGEWATER, MA 02333				46-11-0				780 CRESCENT ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BAKER ROBERT F JR & GUARI				07/09/2020	QS	529,900	53048-253					
ROLLCO CONSTRUCTION CORP				06/08/2020	B	1	52874-034					
780 CRESCENT ST REALTY TR				10/24/2019	H	160,000	51837-321					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	188,000
300	A	0.040 3	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	230

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	%
BP-20-22	01/06/2020	6	CYCL GROWTH		01/19/2021	SD	0	0
		51	FIELD REVIEW		10/08/2020	SD	0	0
		1	NEW CONST	236,500	05/26/2020	SLB	70	100
		6	CYCL GROWTH		07/01/2013		0	0
741	04/07/2011	3	ALTERATIONS	2,850			0	0

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TOTAL	1.040 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E			LAND	188,200	171,200
Inf1	FACTOR 100		BUILDING	429,300	382,500		
Inf2	PHY 100		DETACHED	6,300	6,000		
			OTHER	0	0		
			TOTAL	623,800	559,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00 50 0.50			648	19.48	6,300



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BUILDING	CD	ADJ	DESC	MEASURE	1/21/2021	SD
MODEL	1		RESIDENTIAL	LIST	1/21/2021	SD
STYLE	5	0.95	COLONIAL [100%]	REVIEW		
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	2020	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	433,589	
NET AREA	2,128	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,064		40.12	42,683	CONDITION ELEM	CD	
\$NLA(RCN)	\$204	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,064	2020	166.90	177,582	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,064	2020	151.67	161,374	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	AGR	N	ATT GARAGE	576		71.28	41,056	KITCHEN		
				FLOOR COVER	12	COMB	1.00	C	WDK	N	WOOD DECK	160		33.18	5,309	BATHS		
				INT FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE			0.00		HEAT		
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT		
				FUEL SOURCE	2	GAS	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	2020 / 1
																	COND	1 1 %
																	FUNC	0
																	ECON	0
																	DEPR	1 % GD 99
																	RCNLD	\$429,300