

Key: 183

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 169

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------------|--|--------------|--|--|--|
| COLBURN BRYAN A & ALYSSA S/O BROOKS DINA LYNNE 11 ROSE ST E BRIDGEWATER, MA 02333 | | | | 4-109-0 | | | | 11 ROSE ST | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | | | |
| BROOKS DINA LYNNE | | | | 06/30/2022 | QS | 429,000 (133964) | | | | | |
| COLBURN BRYAN A & ALYSSA | | | | 04/14/2017 | QS | 299,900 (124998) | | | | | |
| 406 PINE STREET REALTY TR | | | | 10/26/2016 | S | 112,000 (124287) | | | | | |

| 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-21-86 | 02/26/2021 | 3 | ALTERATIONS | 7,500 | 04/26/2021 | SLB | 100 | 100 |
| BP-19-20 | 01/07/2019 | 3 | ALTERATIONS | 13,640 | 04/26/2021 | SLB | 100 | 100 |
| 3109 | 11/09/2016 | 3 | ALTERATIONS | 25,000 | 05/11/2017 | SLB | 100 | 100 |
| | | 6 | CYCL GROWTH | | 05/15/2013 | LF | 0 | 0 |
| | | 6 | CYCL GROWTH | | 10/23/2006 | SLB | 100 | 100 |

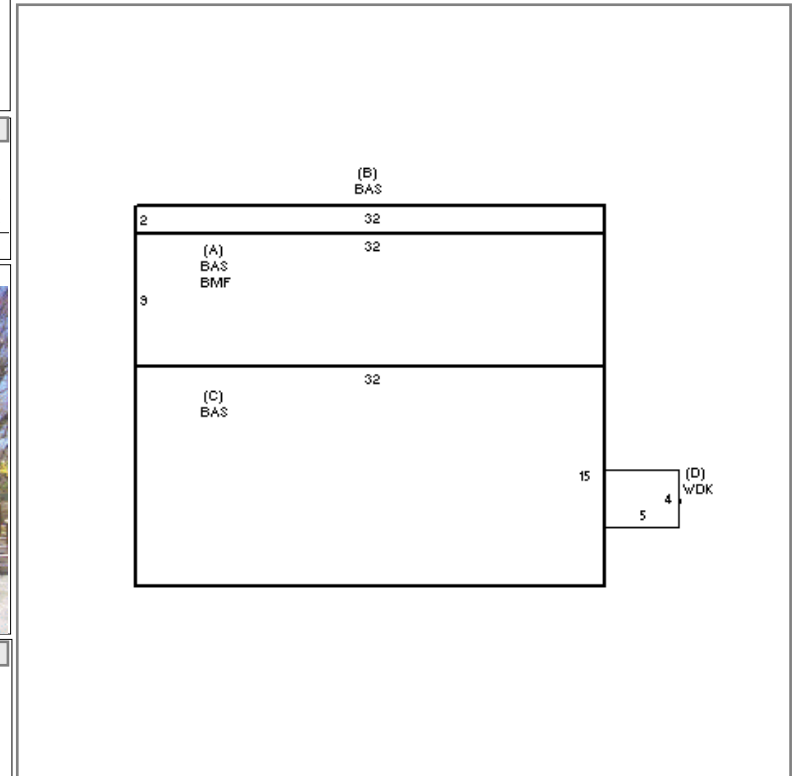
LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE | | | |
|-----|---|----------|-----|-------|-------|----------|-----|-------|---------|------|------------|-----------|------|--|---------|
| 100 | S | 5,000 | 2 | 1.00 | 100 | 1.00 | 100 | 1.00 | 178,600 | 7.17 | 100 | 2 | 0.95 | | 146,980 |

| TOTAL | 5,009 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--|----------|---------|--------------|----------------|----------------|
| Ngh | RES 2 | N O T E C/W 114/ T 12302/ #190108 #61054 | | | LAND | 147,000 | 133,700 |
| Infl1 | FACTOR 100 | | BUILDING | 224,900 | 207,400 | | |
| Infl2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | | | TOTAL | 371,900 | 341,100 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 4/26/2021 | SLB |
|----------|----|------|--------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 4/26/2021 | SLB |
| STYLE | 3 | 1.05 | SPLIT LEVEL [100%] | REVIEW | 3/14/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

G

| YEAR BLT | 1995 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 241,846 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|-----------|---|
| NET AREA | 832 | DETAIL ADJ | 1.071 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMF | N | BSMT FINISH-SEP | 288 | | 73.20 | 21,082 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$291 | OVERALL | 1.000 | EXT COVER | 4 | VINYL | 1.00 | + | BAS | L | BASE AREA | 832 | 1995 | 259.33 | 215,762 | | | EXTERIOR | G |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | D | WDK | N | WOOD DECK | 20 | | 31.60 | 632 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | | | | | | | | KITCHEN | G | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | | | | | | | | | BATHS | G | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | | | | | | | | | HEAT | U | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | | | | | | | | ELECT | U | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2014 / 7 | |
| | | | | | | | | | | | | | | | | | COND | 7 7 % | |
| | | | | | | | | | | | | | | | | | FUNC | 0 | |
| | | | | | | | | | | | | | | | | | ECON | 0 | |
| | | | | | | | | | | | | | | | | | DEPR | 7 % GD 93 | |
| | | | | | | | | | | | | | | | | | RCNLD | \$224,900 | |