Key: 1969

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1,678

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BABCOCK SCOTT ADELBERT &	50-51-0	274 CENTRAL ST
MARIA J, JONATHAN & KRISTEN J		
274 CENTRAL ST		
E BRIDGEWATER, MA 02333		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BABCOCK SCOTT ADELBERT &	07/31/2017	A	1	48731-182
BABCOCK SCOTT ADELBERT &	11/04/2014	QS	271,000	44911-120
LINDAHL DAVID	11/09/2010	N	220,000	39241-296

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

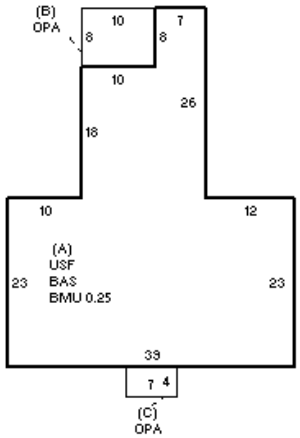
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		04/01/2015	JL	0	0
		51	FIELD REVIEW		12/29/2014	PW	0	0
		99	OTHER		12/11/2014	SLB	0	0
		6	CYCL GROWTH		06/21/2013	LF	0	0
		6	CYCL GROWTH		02/14/2011		0	0

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	27,635	3	1.00	100	1.00	100	1.00	188,000	1.46	100	1.00	3	1.00			174,250

TOTAL	27,635 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	174,300	158,500
BUILDING	173,900	159,200
DETACHED	0	0
OTHER	0	0
TOTAL	348,200	317,700



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/18/2015

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	0.95	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/1/2015	JL
LIST		
REVIEW	3/28/2013	ER

YEAR BLT	1738	SIZE ADJ	1.000
NET AREA	2,518	DETAIL ADJ	0.969
$NLA(RCN)	$157	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	11	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	7	$4,612
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	BRICK/STONE	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	315		52.05	16,396
A	BAS	L	BASE AREA	1,259	1738	149.89	188,717
A	USF	L	UPPER STORY FIN	1,259	1738	136.21	171,492
+	OPA	N	OPEN PORCH	108		42.70	4,612
	F22	O	FPL 2S 2OP	1		9,341.00	9,341

TOTAL RCN	395,170
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1955 / 66	
COND	56	56 %
FUNC	0	
ECON	0	
DEPR	56	% GD 44
RCNLD		$173,900