

Key: 1971

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.680

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LAND

CURRENT OWNER				PARCEL ID				LOCATION				
MESSINA ROSS J II 282 CENTRAL ST E BRIDGEWATER, MA 02333				50-53-0				282 CENTRAL ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MESSINA ROSS J II				04/01/2014	S	169,000	44194-146					
FANNIE MAE				04/09/2012	L	377,159	41209-24					
BUITENHUYS SHERI				07/22/2003	QS	260,000	25876-228					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,424 3	1.00	100	1.00	188,000	2.20	100	1.00	3	1.00	165,440

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY			1	1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
1948	04/23/2014	6	CYCL GROWTH		01/16/2019	SD	0	0
		6	CYCL GROWTH		10/10/2018	SD	0	0
		6	CYCL GROWTH		05/26/2015	SLB	100	100
		3	ALTERATIONS	29,000	05/26/2015	SLB	0	100
		51	FIELD REVIEW		07/16/2013	LF	0	0

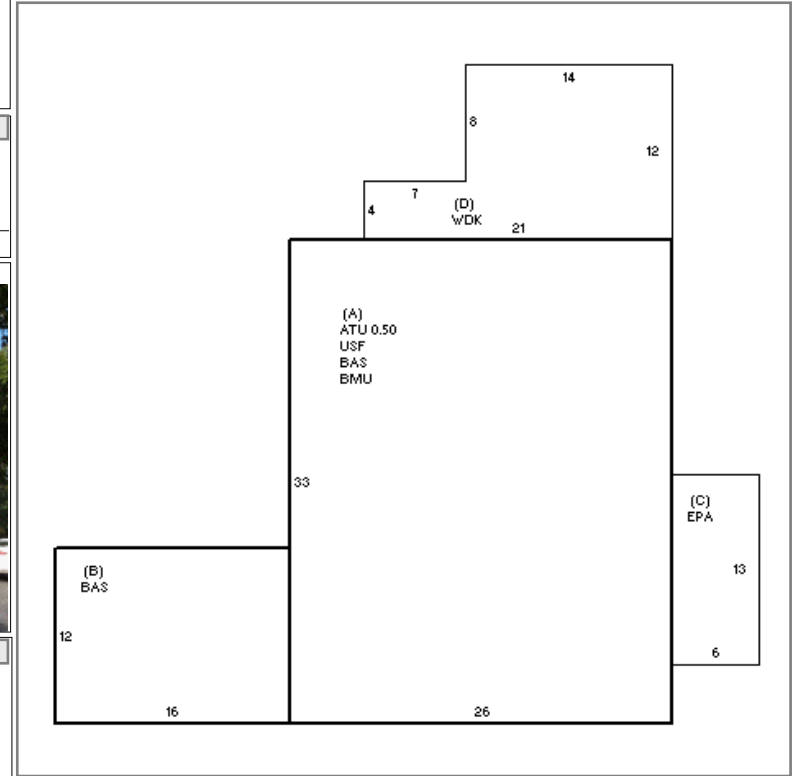
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TOTAL	17,424 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	165,400	150,500		
Inf1	FACTOR 100		BUILDING	269,600	254,900		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	435,000	405,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	1/16/2019	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/28/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,908	DETAIL ADJ	0.990	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$196	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
				ROOF SHAPE	1	GABLE	1.00
				ROOF COVER	1	ASPH SHINGLES	1.00
				FLOOR COVER	99	N/A	1.00
				INT FINISH	99	N/A	1.00
				HEATING/COOLING	1	FORCED AIR	1.00
				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	858		40.70	34,923
A	USF	L	UPPER STORY FIN	858	1900	151.55	130,026
A	ATU	N	ATTIC UNF	429		30.30	12,999
+	BAS	L	BASE AREA	1,050	1900	166.77	175,105
C	EPA	N	ENCLOSED PORCH	78		74.40	5,803
D	WDK	N	WOOD DECK	196		31.60	6,194
	KIT	O	XTRA KITCHEN	1		5,387.00	5,387

TOTAL RCN	374,476
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	A
BATHS	A
HEAT	U
ELECT	U
EFF.YR/AGE	1976 / 45
COND	28 28 %
FUNC	0
ECON	0
DEPR	28 % GD 72
RCNLD	\$269,600