Key: **2027**

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1,739

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CHARTEIR PAUL M & MARY ANN **35 ABBEY LN** **E BRIDGEWATER, MA 02333**	**51-44-0**	**35 ABBEY LN**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CHARTEIR PAUL M & MARY AN	04/23/2019	A	100	51024-294
CHARTIER PAUL M & MARY AN	06/21/1974	QS		3997-089
CHARTIER PAUL M	09/24/1971	QS		3711-173

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

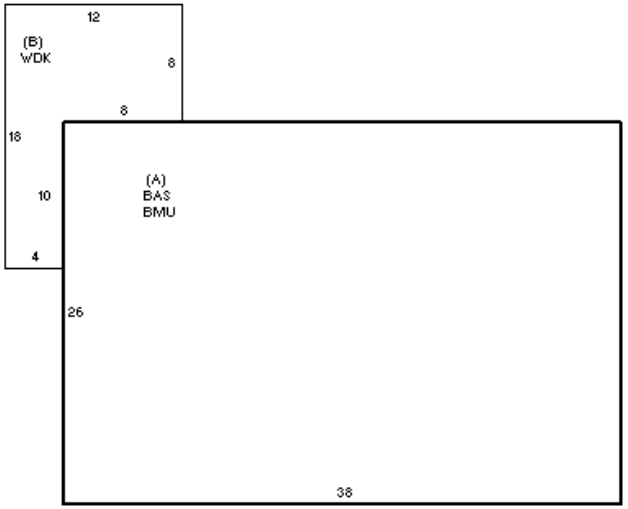
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		6	CYCL GROWTH		08/03/2015	SD	100	100
		6	CYCL GROWTH		07/22/2013		0	0
		6	CYCL GROWTH		09/09/2009		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,900	3 1.00	100 1.00	100 1.00	188,000	3.72	100 1.00	3 1.00			158,950

TOTAL	9,900 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	T 11032		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	159,000	144,600
BUILDING	200,200	184,200
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**361,700**	**331,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60			200	20.44	2,500

PHOTO 08/04/2015

BLDG COMMENTS

BUILDING

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

MEASURE	8/3/2015	SD
LIST		
REVIEW	3/29/2013	ER

YEAR BLT	1965	SIZE ADJ	1.000
NET AREA	988	DETAIL ADJ	1.020
$NLA(RCN)	$278	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,081
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
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	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	988		39.00	38,535
A	BAS	L	BASE AREA	988	1965	226.01	223,302
B	WDK	N	WOOD DECK	136		31.60	4,298
	F11	O	FPL 1S 1OP	1		6,017.00	6,017

TOTAL RCN	274,233
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1980 / 41		
COND	27	27 %	
FUNC	0		
ECON	0		
DEPR	27	% GD	73
RCNLD			$200,200