

Key: 2050

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.762

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
ANNAND JAMES D 44 KING PL E BRIDGEWATER, MA 02333				52-24-0				44 KING PL			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANNAND JAMES D				07/11/2014	A	1	44518-025				
GRIFFIN KRISTY L				10/31/2008	H	240,000	36499-038				
IANNACONE DOM J & C HEIRS				09/15/1947	A		1978-222				

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 %
2825	03/04/2016	3	ALTERATIONS	74,100			0 0
		6	CYCL GROWTH		07/09/2015	SD	100 100
2560	07/01/2015	2	ADDITIONS	71,750			100 100
2527	06/18/2015	3	ALTERATIONS	46,800			0 0
2804	01/07/2015	3	ALTERATIONS	38,000	02/10/2016	SD	100 100

LEGAL LAND

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	188,000	1.00	100	3	1.00		188,000
300	A	0.710	3	1.00	100	5,700	1.00	100	ELP	1.00		4,050

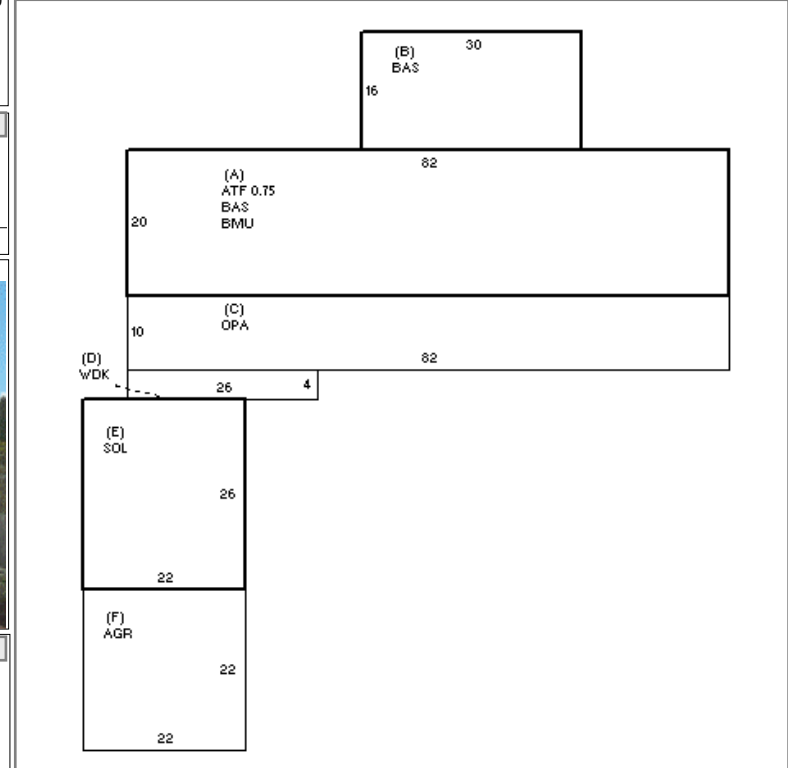
TOTAL	1.710 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N T 3216 O T E			LAND	192,100	174,700
Inf1	FACTOR 100		BUILDING	495,800	427,700		
Inf2	PHY 100		DETACHED	17,300	16,500		
			OTHER	0	0		
			TOTAL	705,200	618,900		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	70 0.30	1990	1,250	46.26	17,300



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	7/9/2015	SD
MODEL	1		RESIDENTIAL			
STYLE	4	1.00	CAPE [100%]	LIST		
QUALITY	A	1.00	AVERAGE [100%]	REVIEW	3/29/2013	ER
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	619,715
NET AREA	3,922	DETAIL ADJ	1.000	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	1,640		34.53	56,623		
\$NLA(RCN)	\$158	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	ATF	L	ATTIC FINISH	1,230	1900	93.09	114,501		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,120	1900	143.89	305,045		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	820		42.70	35,014		
				FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	104		31.60	3,286		
				INT FINISH	99	N/A	1.00	E	SOL	L	SOL/ 3 SEASON	572	1900	101.50	58,058		
				HEATING/COOLING	1	FORCED AIR	1.00	F	AGR	N	ATT GARAGE	484		70.76	34,249		
				FUEL SOURCE	99	N/A	1.00	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF. YR/AGE	2001 / 20
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80

RCNLD	\$495,800
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