

Key: 2058

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.770

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WILFERT JASON G & EMELY M 281 SPRING ST E BRIDGEWATER, MA 02333				52-32-0				281 SPRING ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WILFERT JASON G & EMELY M				07/27/2016	QS	328,000	47238-109				
SPRING ST EB REALTY TRUST				05/18/2009	L	173,000	37213-242				
KELLEY THOMAS J & JACQUEL				06/12/2006	A	100	32837-065				

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	%
2914	05/13/2016	51	FIELD REVIEW		07/05/2017	PW	0	0
		2	ADDITIONS	5,000	04/10/2017	SLB	100	100
		6	CYCL GROWTH		10/15/2014	LF	0	100
590	10/15/2010	3	ALTERATIONS	42,500			0	0
520	08/17/2010	4	DEMO	2,000			0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,670	7	1.00	100	1.00	100	1.00	7	0.95		169,670

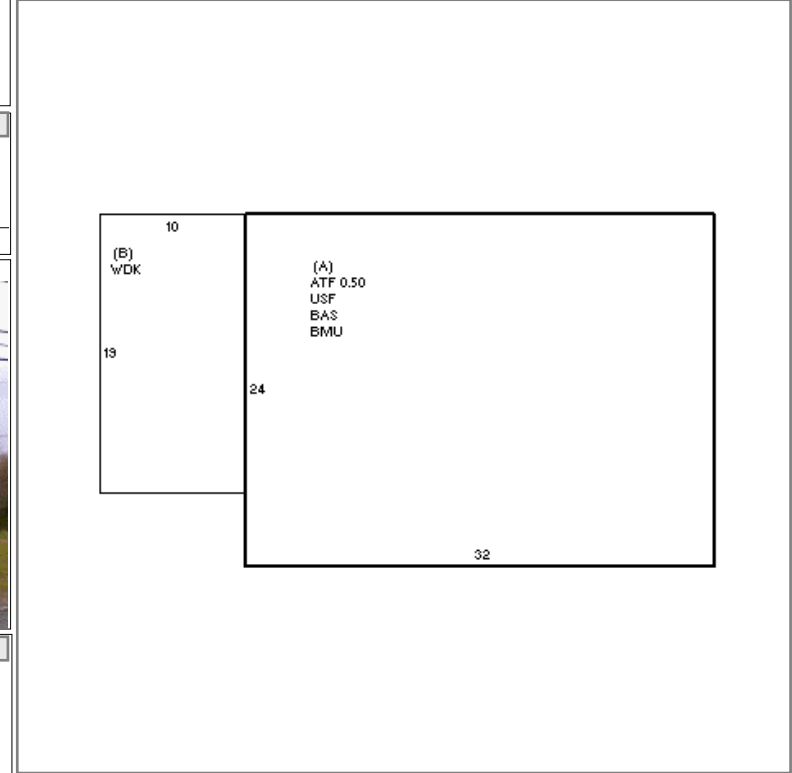
TOTAL	32,670 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	NOTE			LAND	169,700	154,300
Inf1	FACTOR 100		BUILDING	287,400	255,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	457,100	409,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	7/5/2017	PW
MODEL	1		RESIDENTIAL	LIST	4/6/2006	EST
STYLE	5	0.95	COLONIAL [100%]	REVIEW	3/29/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS						
14% obs for incomplete construction * Removed 5/2/2016						



YEAR BLT	2006	SIZE ADJ	1.000
NET AREA	1,920	DETAIL ADJ	0.969
\$NLA(RCN)	\$168	OVERALL	1.000

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	13	COMB	1.00
INT FINISH	2	DRYWALL	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	768		42.23	32,433
A	BAS	L	BASE AREA	768	2006	162.89	125,101
A	USF	L	UPPER STORY FIN	768	2006	148.02	113,682
A	ATF	L	ATTIC FINISH	384	2006	105.38	40,467
B	WDK	N	WOOD DECK	190		31.60	6,004

TOTAL RCN	322,958
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	2010 / 11
COND	11 11 %
FUNC	0
ECON	0
DEPR	11 % GD 89
RCNLD	\$287,400