

Key: 2107

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.811


LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MCGRATH MICHAEL M 556 MORaine ST MARSHFIELD, MA 02050				53-22-0				473 W UNION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MCGRATH MICHAEL M				05/15/2017	N	160,000	48424-240					
WHITELAW WENDY				11/13/2006	A	1	33666-068					
WHITELAW CHRISTOPHER R &				01/31/2003	N	215,000	24089-262					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,684	3	1.00	100	1.00	100	1.00	3	1.00		167,390

LAND

TOTAL	19,684 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	167,400	152,300
Inf1	FACTOR 100				BUILDING	97,100	97,100
Inf2	PHY 100				DETACHED	0	0
					OTHER	0	0
					TOTAL	264,500	249,400

DETACHED

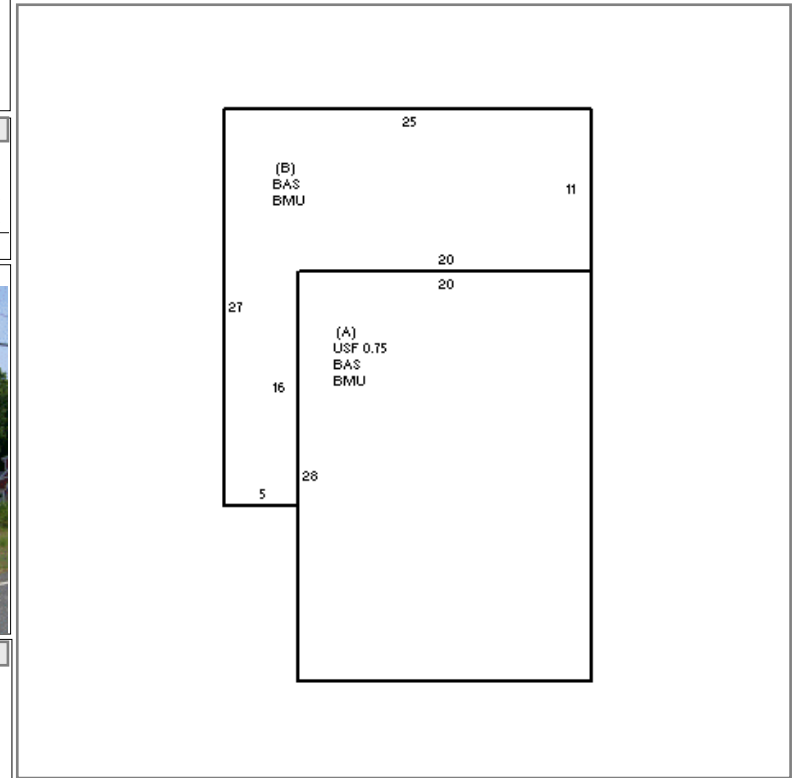
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/11/2020
									

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/4/2020	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/29/2013	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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	269,802
NET AREA	1,335	DETAIL ADJ	0.918	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	915		39.90	36,513		
\$NLA(RCN)	\$202	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	915	1900	177.03	161,979		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	420	1900	160.87	67,565		
				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	1	OIL	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

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	%
3499	02/12/2018	3	ALTERATIONS	30,000	05/04/2020	SLB	100	100
3428	10/17/2017	3	ALTERATIONS	14,300	05/04/2020	SLB	100	100
		6	CYCL GROWTH		07/24/2013	SLB	0	0
		6	CYCL GROWTH		08/12/2003		0	0



CAPACITY			UNITS	ADJ	CONDITION ELEM		CD
STORIES		1.75	1.00	EXTERIOR			
ROOMS	6	1.00		INTERIOR			
BEDROOMS	3	1.00		KITCHEN			
BATHROOMS	2	1.00		BATHS			
# 1/2 BATHS	0	1.00		HEAT			
TOT FIXTURES	6	\$3,745		ELECT			
# UNITS	1	1.00					

EFF. YR/AGE	1951 / 70	
COND	64	64 %
FUNC	0	
ECON	0	
DEPR	64	% GD 36
RCNLD	\$97,100	