

Key: 2115

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.818

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER   |  |  |  | PARCEL ID  |    |            |              | LOCATION       |  |  |  |
|---|--|--|--|------------|----|------------|--------------|----------------|--|--|--|
| ROGERS PAIGE M<br>420 W UNION ST<br>E BRIDGEWATER, MA 02333 |  |  |  | 53-34-0    |    |            |              | 420 W UNION ST |  |  |  |
| TRANSFER HISTORY  |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |                |  |  |  |
| ROGERS PAIGE M  |  |  |  | 05/17/2019 | QS | 348,000    | 51119-285    |                |  |  |  |
| PELOPIDA JASON B & WEST N                                   |  |  |  | 06/03/2014 | QS | 285,000    | 44382-136    |                |  |  |  |
| PETERSON KRISTIN M &  |  |  |  | 12/19/2005 | QS | 300,000    | 31935-115    |                |  |  |  |

| 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    | %   |
| 2863   | 03/24/2016 | 6             | CYCL GROWTH  |        | 08/09/2019 | SD  | 0      | 0   |
| 2633   | 08/25/2015 | 3             | ALTERATIONS  | 1,520  | 05/25/2016 | SD  | 100    | 100 |
|        |            | 3             | ALTERATIONS  | 13,000 |            |     | 0      | 0   |
|        |            | 51            | FIELD REVIEW |        | 04/29/2015 | SLB | 0      | 0   |
|        |            | 51            | FIELD REVIEW |        | 04/01/2015 | JL  | 0      | 0   |

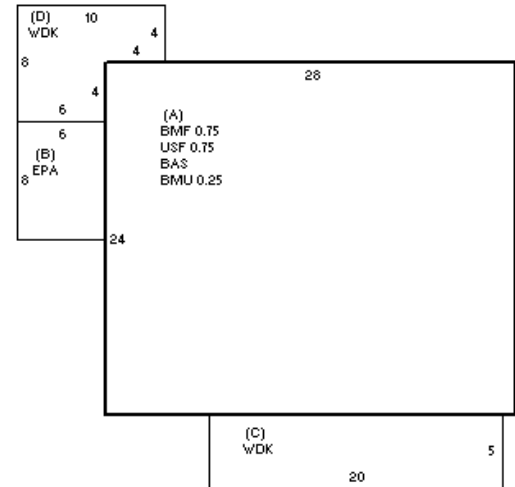
| CD  | T | AC/SF/UN | Ngh  | Inf1 | Inf2 | ADJ BASE | SAF  | Inf3 | Lpi  | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|----------|------|------|------|----|------------|-----------|
| 100 | S | 13,000 3 | 1.00 | 100  | 1.00 | 188,000  | 2.88 | 100  | 1.00 | 3  | 1.00       | 161,620   |

| TOTAL | 13,000 SF  | ZONING | FRNT     | 0       | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh   | RES 3      | NOTE   | LAND     | 161,600 | 147,000  |         |          |
| Inf1  | FACTOR 100 |        | BUILDING | 251,100 | 218,200  |         |          |
| Inf2  | PHY 100    |        | DETACHED | 9,500   | 9,100    |         |          |
|       |            |        | OTHER    | 0       | 0        |         |          |
|       |            |        | TOTAL    | 422,200 | 374,300  |         |          |

| TY  | QUAL | COND         | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|-------|
| DGF | A    | 1.00 40 0.60 |          |    | 240   | 66.02     | 9.500 |



| BUILDING | CD | ADJ  | DESC              | MEASURE | 8/9/2019  | SD |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    |           |    |
| STYLE    | 4  | 1.00 | CAPE [100%]       | REVIEW  | 3/29/2013 | ER |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |    |



| YEAR BLT  | 1945       | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN      | 282,161   |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|---|------------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|-----------|----------|---------|----------|------|---------|---|-------|------------|------|------|-----------|---|------|-------------|---|------|--------------|---|---------|---------|---|------|
| NET AREA  | 1,176      | DETAIL ADJ | 1.000 | FOUNDATION      | 4  | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 168   |      | 44.28     | 7,439   |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| \$NLA(RCN)  | \$240      | OVERALL    | 1.000 | EXT COVER       | 4  | VINYL          | 1.00 | A | BAS | L | BASE AREA       | 672   | 1945 | 203.99    | 137,080 |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | A | USF | L | UPPER STORY FIN | 504   | 1945 | 185.37    | 93,426  |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | ROOF COVER      | 1  | ASPH SHINGLES  | 1.00 | A | BMF | N | BSMT FINISH-SEP | 504   |      | 62.27     | 31,383  |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | FLOOR COVER     | 1  | HARDWOOD       | 1.00 | B | EPA | N | ENCLOSED PORCH  | 48    |      | 74.40     | 3,571   |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | INT FINISH      | 99 | N/A            | 1.00 | + | WDK | N | WOOD DECK       | 164   |      | 31.60     | 5,182   |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | HEATING/COOLING | 4  | STEAM          | 1.00 |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | FUEL SOURCE     | 2  | GAS            | 1.00 |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | ARPUD           | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
|   |            |            |       | AFFORDABLE      | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| <table border="1"> <thead> <tr> <th>CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> </thead> <tbody> <tr> <td>STORIES</td> <td>1.75</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td>6</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td>3</td> <td>1.00</td> </tr> <tr> <td>BATHROOMS</td> <td>2</td> <td>1.00</td> </tr> <tr> <td># 1/2 BATHS</td> <td>0</td> <td>1.00</td> </tr> <tr> <td>TOT FIXTURES</td> <td>6</td> <td>\$4,080</td> </tr> <tr> <td># UNITS</td> <td>1</td> <td>1.00</td> </tr> </tbody> </table> |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         | CAPACITY       | UNITS     | ADJ      | STORIES | 1.75     | 1.00 | ROOMS   | 6 | 1.00  | BEDROOMS   | 3    | 1.00 | BATHROOMS | 2 | 1.00 | # 1/2 BATHS | 0 | 1.00 | TOT FIXTURES | 6 | \$4,080 | # UNITS | 1 | 1.00 |
| CAPACITY  | UNITS      | ADJ        |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| STORIES   | 1.75       | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| ROOMS   | 6          | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| BEDROOMS  | 3          | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| BATHROOMS   | 2          | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| # 1/2 BATHS   | 0          | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| TOT FIXTURES  | 6          | \$4,080    |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| # UNITS   | 1          | 1.00       |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| <table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td></td> </tr> <tr> <td>INTERIOR</td> <td></td> </tr> <tr> <td>KITCHEN</td> <td></td> </tr> <tr> <td>BATHS</td> <td></td> </tr> <tr> <td>HEAT</td> <td></td> </tr> <tr> <td>ELECT</td> <td></td> </tr> </tbody> </table>   |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         | CONDITION ELEM | CD        | EXTERIOR |         | INTERIOR |      | KITCHEN |   | BATHS |            | HEAT |      | ELECT     |   |      |             |   |      |              |   |         |         |   |      |
| CONDITION ELEM  | CD         |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| EXTERIOR  |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| INTERIOR  |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| KITCHEN   |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| BATHS   |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| HEAT  |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| ELECT   |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| <table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <th>2010 / 11</th> </tr> </thead> <tbody> <tr> <td>COND</td> <td>11 11 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> </tr> <tr> <td>ECON</td> <td>0</td> </tr> <tr> <td>DEPR</td> <td>11 % GD 89</td> </tr> </tbody> </table>  |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         | EFF.YR/AGE     | 2010 / 11 | COND     | 11 11 % | FUNC     | 0    | ECON    | 0 | DEPR  | 11 % GD 89 |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| EFF.YR/AGE  | 2010 / 11  |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| COND  | 11 11 %    |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| FUNC  | 0          |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| ECON  | 0          |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| DEPR  | 11 % GD 89 |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| <table border="1"> <thead> <tr> <th>RCNLD</th> <th>\$251,100</th> </tr> </thead> </table>   |            |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         | RCNLD          | \$251,100 |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |
| RCNLD   | \$251,100  |            |       |                 |    |                |      |   |     |   |                 |       |      |           |         |                |           |          |         |          |      |         |   |       |            |      |      |           |   |      |             |   |      |              |   |         |         |   |      |