

Key: 2146

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.845

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
LIMA DRAYTON VASCONCELOS 602 W UNION ST E BRIDGEWATER, MA 02333				54-16-0				602 W UNION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LIMA DRAYTON VASCONCELOS				10/25/2019	QS	599,000	51842-314					
VOEGLIN PAUL C JR & ILLI				04/10/2001	A	1	19643-133					
VOEGLIN PAUL C JR &				10/14/1994	D	155,805	13204-018					

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	%
BP-21-456	09/23/2021	3	ALTERATIONS	31,900				0
2147	08/04/2014	6	CYCL GROWTH	1,000	04/07/2020	SD		0
		7	DETACHED BLD					0
240	08/27/2001	6	CYCL GROWTH	5,000	05/21/2013	LF		0
		3	ALTERATIONS		06/03/2002	SLB	100	0

LAND

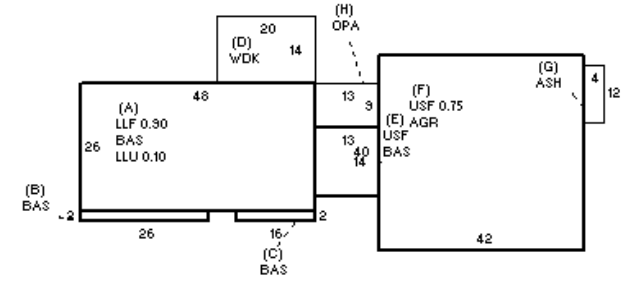
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	188,000
300	A	1,700 3	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	9,690

DETACHED

TOTAL	2.700 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3		NOTE			LAND	197,700	179,800
Inf1	FACTOR 100					BUILDING	519,000	447,100
Inf2	PHY 100					DETACHED	13,900	13,100
						OTHER	0	0
						<b>TOTAL</b>	<b>730,600</b>	<b>640,000</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	1996	200	20.44	2,500
IPV	A	1.00	10 0.90	2001	648	19.48	11,400

PHOTO 04/07/2020



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/7/2020	SD
MODEL	1		RESIDENTIAL	LIST	4/7/2020	SD
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	3/29/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	673,996
NET AREA	2,956	DETAIL ADJ	1.092	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	125		55.42	6,927		
\$NLA(RCN)	\$228	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	LLF	N	LOWER LEVEL FIN	1,123		107.30	120,502		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,514	1994	149.90	226,946		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	280		31.60	8,848		
				FLOOR COVER	99	N/A	1.00	+	USF	L	UPPER STORY FIN	1,442	1994	136.22	196,424		
				INT FINISH	99	N/A	1.00	F	AGR	N	ATT GARAGE	1,680		57.84	97,179		
				HEATING/COOLING	11	HW/COOL AIR	1.04	G	ASH	N	ATT SHED	48		18.75	900		
				FUEL SOURCE	1	OIL	1.00	H	OPA	N	OPEN PORCH	117		42.70	4,996		
				ARPUD	0		1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1994 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$519,000