

Key: 2179

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.876

LEGAL LAND

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|-----------------|--|--|--|
| HALL MICHELE M & DOHERTY PAUL D 864 CRESCENT ST E BRIDGEWATER, MA 02333 | | | | 56-11-0 | | | | 864 CRESCENT ST | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| HALL MICHELE M & HALL ROGER LEE & MICHELE | | | | 08/04/1989 | A | | 1 9284-167 | | | | |
| | | | | 04/26/1985 | QS | | 6071-177 | | | | |

| 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 | % |
| 813 | 10/18/2004 | 6 3 | CYCL GROWTH ALTERATIONS | 8,000 | 07/03/2013 06/02/2005 | SLB | 0 80 | 0 80 |

LAND

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|-----|------|------|----------|-----|------|------|----|------------|-----------|
| 100 | S | 32,580 | 3 | 1.00 | 100 | 1.00 | 100 | 1.00 | 1.00 | 3 | 1.00 | 178,520 |

| TOTAL | 32,580 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh | RES 3 | NOTE | | | LAND | 178,500 | 162,400 |
| Inf1 | FACTOR 100 | | BUILDING | 164,300 | 143,400 | | |
| Inf2 | PHY 100 | | DETACHED | 46,400 | 44,100 | | |
| | | | OTHER | 0 | 0 | | |
| | | | | | TOTAL | 389,200 | 349,900 |

DETACHED

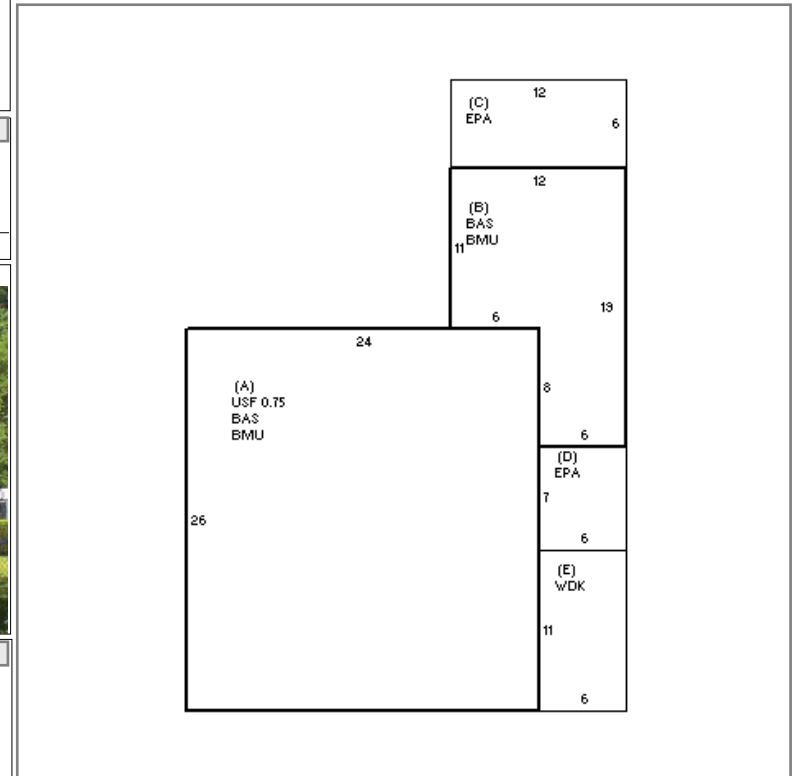
| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|--------|
| GFU | A | 1.00 | 30 0.70 | | 864 | 57.96 | 35,100 |
| SHF | A | 1.00 | 40 0.60 | 1997 | 200 | 20.44 | 2,500 |
| IPV | A | 1.00 | 30 0.70 | | 648 | 19.48 | 8,800 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 7/3/2013 | LF |
|----------|----|------|-------------------|---------|-----------|----|
| 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%] | | | |

BLDG COMMENTS



G

| YEAR BLT | 1945 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 288,224 |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|
| NET AREA | 1,272 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 804 | | 41.57 | 33,423 | | |
| \$NLA(RCN) | \$227 | OVERALL | 1.000 | EXT COVER | 4 | VINYL | 1.00 | + | BAS | L | BASE AREA | 804 | 1945 | 197.02 | 158,404 | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | USF | L | UPPER STORY FIN | 468 | 1945 | 179.04 | 83,789 | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | EPA | N | ENCLOSED PORCH | 114 | | 74.40 | 8,482 | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | E | WDK | N | WOOD DECK | 66 | | 31.61 | 2,086 | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | | | | | | | | | | |
| | | | | HEATING/COOLING | 1 | FORCED AIR | 1.00 | | | | | | | | | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | |
| | | | | | | | | | | | | | | | | CONDITION ELEM | CD |
| | | | | | | | | | | | | | | | | EXTERIOR | |
| | | | | | | | | | | | | | | | | INTERIOR | |
| | | | | | | | | | | | | | | | | KITCHEN | |
| | | | | | | | | | | | | | | | | BATHS | |
| | | | | | | | | | | | | | | | | HEAT | |
| | | | | | | | | | | | | | | | | ELECT | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1963 / 58 |
| | | | | | | | | | | | | | | | | COND | 43 43 % |
| | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | DEPR | 43 % GD 57 |
| | | | | | | | | | | | | | | | | RCNLD | \$164,300 |