

Key: 223

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 200

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
DUNCAN WARREN C & BRASIL ROBERTO & BRASIL LENA 70 LORING ST E BRIDGEWATER, MA 02333				4-311-0				70 LORING RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DUNCAN WARREN C & BRASIL				04/02/2008	A	1	35808-241				
DUNCAN WARREN C				10/30/2002	A	100	23258-146				
DUNCAN WARREN C &				05/05/1976	QS		4157-538				

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 %
583	05/22/2002	6	CYCL GROWTH		10/30/2014	LF	0 0
		6	CYCL GROWTH		09/25/2007	SLB	100 100
		3	ALTERATIONS	600			0 0


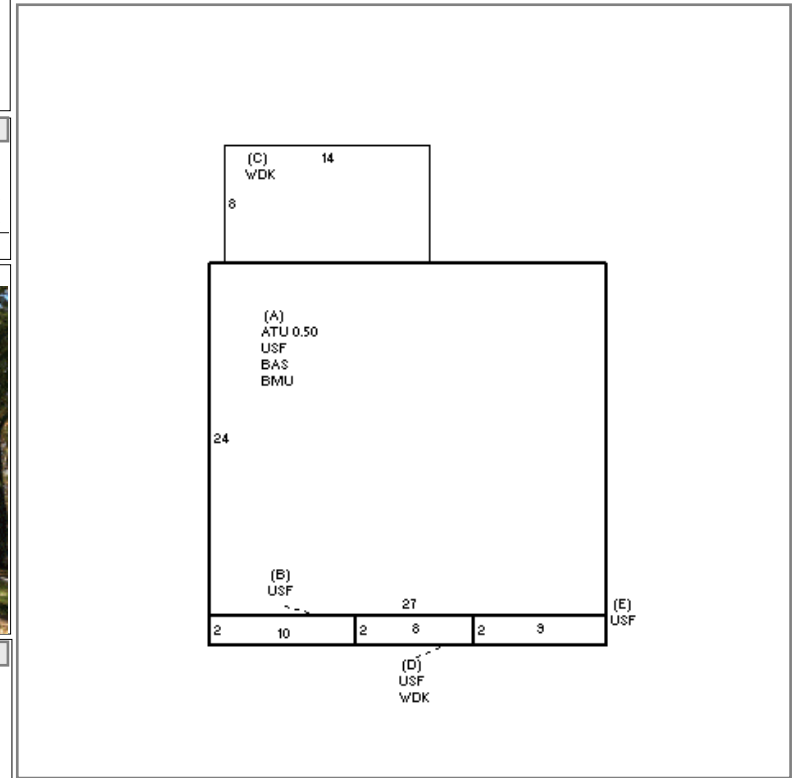
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,000	2	1.00	100	1.00	100	1.00	2	0.95		146,980

TOTAL	5,000 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 2	N C/W 312/ T 11521 O T E			LAND	147,000	133,700
Inf1	FACTOR 100		BUILDING	214,000	188,400		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
					TOTAL	363,500	324,400

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	40 0.60		200	20.44	2,500	10/30/2014

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/30/2014	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	3/14/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	293,198
NET AREA	1,350	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	648		44.90	29,096		
\$NLA(RCN)	\$217	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	648	1960	187.75	121,659		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	324		30.30	9,817		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	702	1960	170.61	119,767		
				FLOOR COVER	99	N/A	1.00	+	WDK	N	WOOD DECK	128		31.60	4,045		
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				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	1980 / 41
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$214,000