

Key: 2278

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 1.970

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
POST JEFFREY A & JOANNE A 58 BRIDGE ST E BRIDGEWATER, MA 02333				58-10-0				58 BRIDGE ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
POST JEFFREY A & JOANNE A				09/07/2018	QS	419,900	50267-177				
BENSON WAYNE A & MARY A				10/08/1986	QS		7180-326				
FORDE LINDA N				11/07/1975	QS		4414-447				

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	%
956	04/05/2005	51	FIELD REVIEW		08/12/2019	PW	0	0
		51	FIELD REVIEW		12/12/2018	SD	0	0
		6	CYCL GROWTH		07/07/2016	SD	0	0
		6	CYCL GROWTH		06/25/2013	LF	0	0
		3	ALTERATIONS	12,000	05/31/2006	SLB	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,060 3	1.00	100	1.00	188,000	1.78	100	1.00	3	1.00	169,440

TOTAL	22,060 SF	ZONING	RES 3	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 1A/ T 14601			LAND	169,400	154,100
Inf1	FACTOR 100		BUILDING	257,000	243,600			
Inf2	PHY 100		DETACHED	37,900	36,000			
			OTHER	0	0			
			TOTAL	464,300	433,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 40 0.60			200	20.44	2,500
GFL	A	1.00 40 0.60	24X25	2005	600	98.28	35,400



BUILDING	CD	ADJ	DESC	MEASURE	12/12/2018	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/2/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1860	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,100	DETAIL ADJ	0.936	FOUNDATION	5	BRICK/STONE	1.00
\$NLA(RCN)	\$165	OVERALL	1.000	EXT COVER	4	VINYL	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1.75	1.00		ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	7	1.00		FLOOR COVER	99	N/A	1.00
BEDROOMS	3	1.00		INT FINISH	99	N/A	1.00
BATHROOMS	2	1.00		HEATING/COOLING	11	HW/COOL AIR	1.04
# 1/2 BATHS	0	1.00		FUEL SOURCE	2	GAS	1.00
TOT FIXTURES	7	\$4,455		ARPUD	0		1.00
# UNITS	1	1.00		AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	560		8.36	4,683
+	BAS	L	BASE AREA	1,120	1860	152.78	171,112
+	USF	L	UPPER STORY FIN	980	1860	138.83	136,057
B	BMU	N	BSMT UNFINISHED	560		37.68	21,103
C	WDK	N	WOOD DECK	312		31.60	9,859

TOTAL RCN	347,269
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	G
HEAT	U
ELECT	U
EFF.YR/AGE	1983 / 38
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$257,000

(C) 26
WDK
12

(B) 28
USF
BAS
20 BMU

(A) 28
USF 0.75
BAS
20 CRL

28