

Key: 2424

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.101

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DECHRISTOPHER JEAN E 492 CENTRAL ST E BRIDGEWATER, MA 02333				60-6-0				492 CENTRAL ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DECHRISTOPHER JEAN E				10/23/1950	QS		2120-123				

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-20-165	04/07/2020	6	CYCL GROWTH		11/20/2020	SD	0	0
		3	ALTERATIONS	48,000	11/20/2020	SD	0	100
		6	CYCL GROWTH		06/05/2013	LF	0	0
208	09/21/2009	3	ALTERATIONS	4,500			0	0
896	04/03/2007	7	DETACHED BLD				0	0

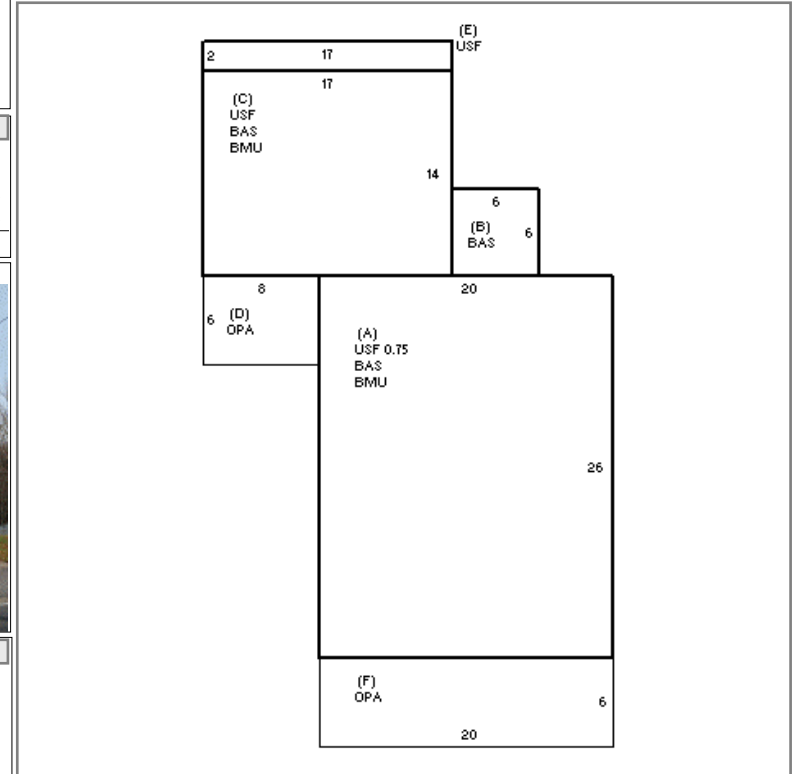
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	19,500 3	1.00	100	1.00	100	1.00	188,000	1.99	100	1.00	3	1.00	167,230

TOTAL	19,500 SF	ZONING		FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 3986	LAND	167,200	152,100		
Infl1	FACTOR 100		BUILDING	211,200	202,600			
Infl2	PHY 100		DETACHED	6,500	6,200			
			OTHER	0	0			
			TOTAL	384,900	360,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 20 0.80	20X26	2010	520	15.61	6,500



BUILDING	CD	ADJ	DESC	MEASURE	11/20/2020	SD
MODEL	1		RESIDENTIAL	LIST	11/20/2020	SD
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	1900	SIZE ADJ	1.000
NET AREA	1,456	DETAIL ADJ	0.918
\$NLA(RCN)	\$193	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1.75	1.00	
ROOMS	9	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	6	\$3,745	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	758		42.40	32,142
EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	794	1900	170.95	135,734
ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	168		42.70	7,174
ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	662	1900	155.35	102,839
FLOOR COVER	99	N/A	1.00								
INT FINISH	99	N/A	1.00								
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	99	N/A	1.00								
ARPUD	0		1.00								
AFFORDABLE	0		1.00								

TOTAL RCN	281,634
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1989 / 32
COND	25 25 %
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$211,200