

Key: 2450

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.115

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
SCHNEIDERHAN JR ROBERT J & DONNA L				60-28-0				71 CHURCH ST			
SCHNEIDERHAN FAMILY TRUST				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
71 CHURCH ST				SCHNEIDERHAN JR ROBERT J				02/01/2006 A 1 32160-091			
E. BRIDGEWATER, MA 02333				SCHNEIDERHAN ROBERT J & D				05/31/2005 H 373,000 30618-193			
				WADDELL TERRI L &				09/20/1999 A 1 17876-245			


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	%
21	04/12/2016	3	ALTERATIONS	3,500				0 0
2473	05/20/2015	3	ALTERATIONS	7,000				0 0
2456	05/12/2015	3	ALTERATIONS	9,000				0 0
		51	FIELD REVIEW		09/26/2013	LF		0 0
		6	CYCL GROWTH		01/01/2006			0 0

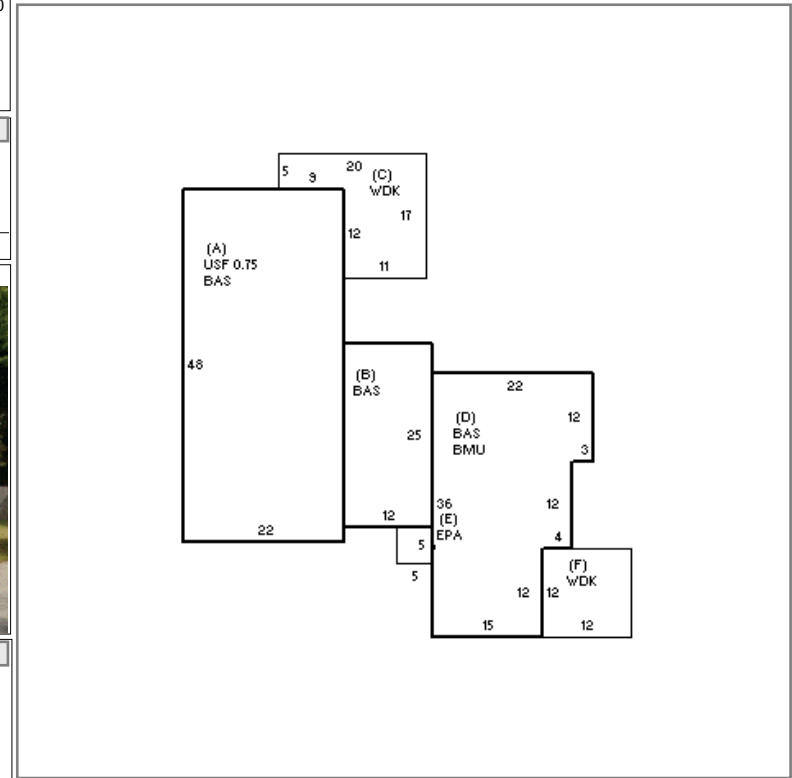
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 4	1.00	100	1.00	100	1.00	1.00	4	1.20		225,600
300	A	0.960 4	1.00	100	1.00	100	1.00	1.00	ELP	1.00		5,470

TOTAL	1.960 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4		N O T E	INCL 60/52		LAND	231,100	193,100
Infl1	FACTOR 100			LAND	235,700	209,300		
Infl2	PHY 100			BUILDING	2,500	2,300		
						OTHER	0	0
						TOTAL	469,300	404,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	04/24/2014
SHF	A	1.00 40 0.60			200	20.44	2,500		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/26/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	4/2/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	471,487
NET AREA	2,820	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	2,028	1950	152.99	310,255		
\$NLA(RCN)	\$167	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	792	1950	139.02	110,106		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	376		31.60	11,882		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	BMU	N	BSMT UNFINISHED	672		44.28	29,754		
				FLOOR COVER	99	N/A	1.00	E	EPA	N	ENCLOSED PORCH	25		74.40	1,860		
				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										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1958 / 63
COND	50 50 %
FUNC	0
ECON	0
DEPR	50 % GD 50
RCNLD	\$235,700