

Key: 2553

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.181

LEG
AL
LAND

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|------------|--|--|--|
| SPENCER PAULINE J 47 DEAN PL E BRIDGEWATER, MA 02333 | | | | 61-66-0 | | | | 47 DEAN PL | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| SPENCER PAULINE J | | | | 02/01/1995 | QS | 149,500 | 13404-302 | | | | |
| BERRY ROBERT A & SHARON D | | | | 12/26/1978 | QS | | 4591-444 | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|--------------|-------------|--------|------------|-----|--------|-----|
| 1050 | 100 | THREE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| | 04/05/2002 | 6 | CYCL GROWTH | | 11/09/2017 | SD | 0 | 0 |
| | | 6 | CYCL GROWTH | | 05/07/2014 | LF | 0 | 0 |
| | | 6 | CYCL GROWTH | | 04/05/2002 | KEO | 100 | 100 |


LAND

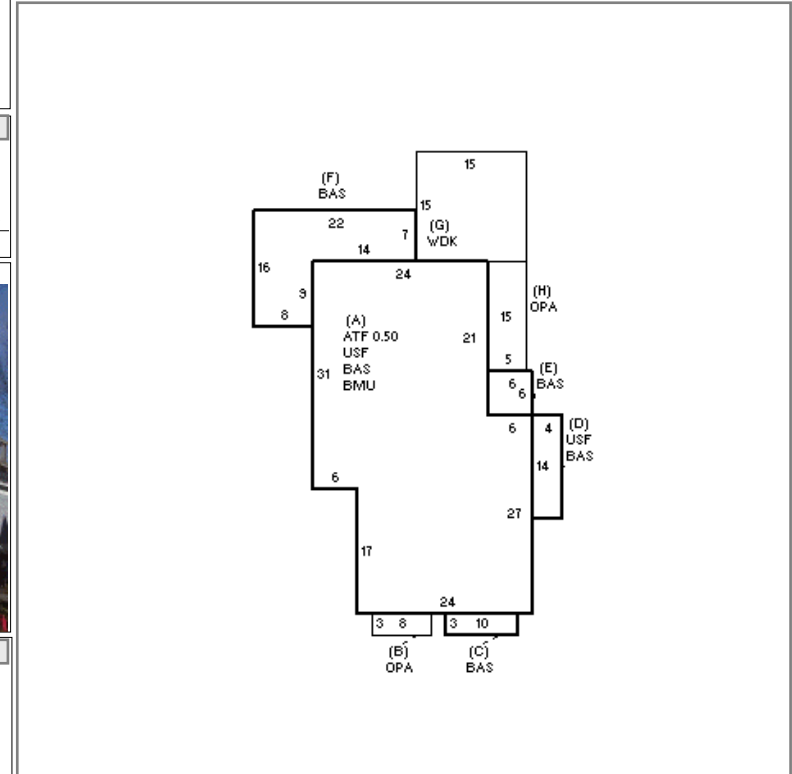
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|----------|------|------|------|----|------------|-----------|
| 100 | S | 35,329 3 | 1.00 | 100 | 1.00 | 188,000 | 1.19 | 100 | 1.00 | 3 | 1.00 | 180,900 |

DETACHED

| TOTAL | 35,327 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|--------------|----------------|----------------|---------|----------|
| Ngh | RES 3 | NOTE | LAND | 180,900 | 164,500 | | |
| Inf1 | FACTOR 100 | | BUILDING | 297,000 | 292,400 | | |
| Inf2 | PHY 100 | | DETACHED | 20,100 | 19,100 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 498,000 | 476,000 | | |

BUILDING

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO | 11/09/2017 |
|-----|------|------|----------|----|-------|-----------|--------|--|------------|
| LBN | A | 1.00 | 60 0.40 | | 1,812 | 27.76 | 20,100 |  | |



| BUILDING | CD | ADJ | DESC | MEASURE | 11/9/2017 | SD |
|----------|----|------|---------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| STYLE | 7 | 0.90 | CONVENTIONAL [100%] | REVIEW | 4/3/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

| YEAR BLT | 1860 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 512,127 |
|------------|-------|------------|-------|-----------------|----|---------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|
| NET AREA | 3,434 | DETAIL ADJ | 1.012 | FOUNDATION | 5 | BRICK/STONE | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,212 | | 36.92 | 44,748 | CONDITION ELEM | CD |
| \$NLA(RCN) | \$149 | OVERALL | 1.000 | EXT COVER | 5 | ASBESTOS | 0.96 | + | USF | L | UPPER STORY FIN | 1,268 | 1860 | 131.68 | 166,975 | EXTERIOR | P |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | ATF | L | ATTIC FINISH | 606 | 1860 | 93.75 | 56,813 | INTERIOR | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | OPA | N | OPEN PORCH | 99 | | 42.70 | 4,227 | KITCHEN | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | + | BAS | L | BASE AREA | 1,560 | 1860 | 144.91 | 226,061 | BATHS | |
| | | | | INT FINISH | 99 | N/A | 1.00 | G | WDK | N | WOOD DECK | 225 | | 31.60 | 7,110 | BATHS | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | | | | | | | | HEAT | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | ELECT | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | |

| EFF. YR/AGE | 1964 / 57 |
|-------------|------------|
| COND | 42 42 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 42 % GD 58 |
| RCNLD | \$297,000 |