

Key: 2653

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.264

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
EAST BRIDGEWATER TOWN OF 175 CENTRAL ST E BRIDGEWATER, MA 02333				62-20-0				54 W UNION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
EAST BRIDGEWATER TOWN OF				08/23/2010	E			(112136)				
DESERT CACTUS TRUST				06/24/2008	V	1		(112136)				
BAGGIA EDWARD J				08/18/2004	G	80,000		(105914)				
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	29,740	C2 1.00	100	1.00	181,260	1.35	100	1.00	C2	0.90	166,930

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
9300	100	VAC.SELECT/CITY CNCL				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	03/22/2002	6	CYCL GROWTH		03/22/2002	PJB	100	100

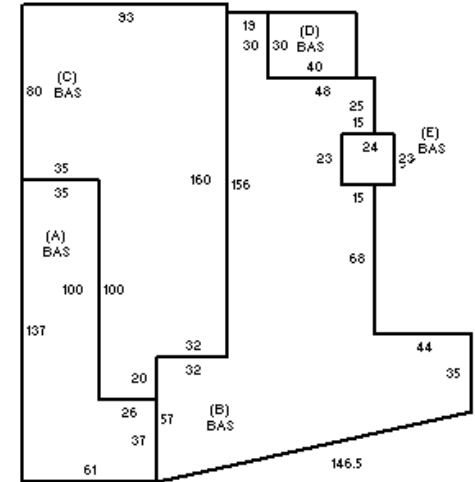
LAND

TOTAL	29,751 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	C2	N O T E	LOT 3. VACANT MILL. . .SOLD W 62/102 61/149 62/19 61/95		LAND	166,900	161,300
Inf1	FACTOR 100		BUILDING	118,400	112,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	285,300	274,100

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/01/2015





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/3/2013	DF
MODEL	5		CIM-5	LIST	5/3/2013	DF
STYLE	63	0.64	LIGHT MANUF. [84%]	REVIEW	5/3/2013	DF
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [97%]			

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,367,446
NET AREA	35,079	DETAIL ADJ	0.614	FOUNDATION	3	FOUND. WALL	1.00	A	BAS	L	BASE AREA	5,757	1900	67.49	388,534		
\$NLA(RCN)	\$67	OVERALL	1.000	EXT. COVER	12	BRICK VENEER	1.05	B	BAS	L	BASE AREA	14,970	1900	67.49	1,010,310		
				ROOF SHAPE	4	FLAT/SHED	0.98	C	BAS	L	BASE AREA	12,600	1900	67.49	850,361		
				ROOF COVER	8	TAR & GRAVEL	1.00	D	BAS	L	BASE AREA	1,200	1900	67.49	80,987		
				FLOOR COVER	9	CONCRETE	0.95	E	BAS	L	BASE AREA	552	1900	67.49	37,254		
				INT. FINISH	6	MINIMUM	0.95										
				HEATING/COOL	4	STEAM	1.01										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	P
INTERIOR	P
CDN/APP	P

EFF.YR/AGE	1948 / 73
COND	65 65 %
FUNC	30 DISREPAIR
ECON	0
DEPR	95 % GD 5
RCNLD	\$118,400