

Key: 2661

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.271

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
COFFEY JAMES M COFFEY PAULA E 10 HIDDEN ACRES E BRIDGEWATER, MA 02333				62-30-0				72 N CENTRAL ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COFFEY JAMES M				11/03/2000	A	10	19037-228				
COFFEY JAMES M & PAULA E				10/12/1988	QS	50,000	8763-150				
ORTENZI ARMAND & SYLVIA				08/31/1972	QS		3813-195				

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	%
		6	CYCL GROWTH		11/09/2017	SD	0	0
		51	FIELD REVIEW		09/17/2013		0	0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,140 3	1.00	100	1.00	188,000	1.48	100	1.00	3	1.00	173,830

TOTAL	27,138 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	C/W 29		LAND	173,800	158,100
Inf1	FACTOR 100		LAND	229,400	235,800		
Inf2	PHY 100		DETACHED	13,000	12,300		
			OTHER	0	0		
					<b>TOTAL</b>	<b>416,200</b>	<b>406,200</b>

DETACHED

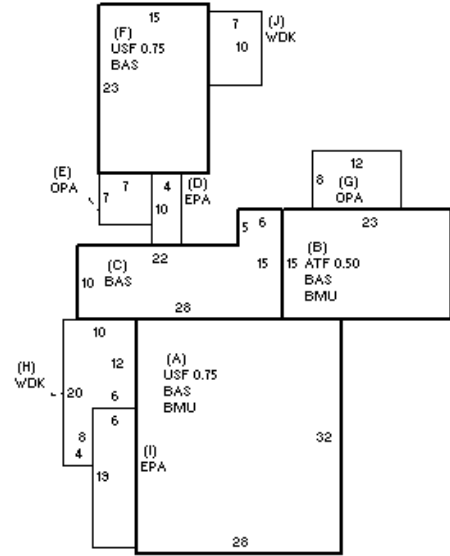
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	40 0.60		280	62.54	10,500
SHF	A	1.00	40 0.60		200	20.44	2,500



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%]			

BUILDING

YEAR BLT	1850	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	521,460
NET AREA	3,000	DETAIL ADJ	1.055	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	1,241		36.71	45,560		
\$NLA(RCN)	\$174	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	931	1850	141.62	131,850		
				ROOF SHAPE	1	GABLE	1.00	B	ATF	L	ATTIC FINISH	173	1850	100.83	17,443		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,896	1850	155.85	295,485		
				FLOOR COVER	99	N/A	1.00	+	EPA	N	ENCLOSED PORCH	154		74.40	11,458		
				INT FINISH	99	N/A	1.00	+	OPA	N	OPEN PORCH	145		42.70	6,192		
				HEATING/COOLING	2	HOT WATER	1.02	+	WDK	N	WOOD DECK	222		31.60	7,015		
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1955 / 66
COND	56 56 %
FUNC	0
ECON	0
DEPR	56 % GD 44
RCNLD	\$229,400