Key: 2669

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,279

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
METHODIST EPISCOPAL CHURCH C/O TREASURER 56 N CENTRAL ST E BRIDGEWATER, MA 02333	62-38-0	42 N CENTRAL ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
METHODIST EPISCOPAL CHURC	12/13/1963	QS		3076-053

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
3320	100	AUTO REPAIR		1	1 of 1

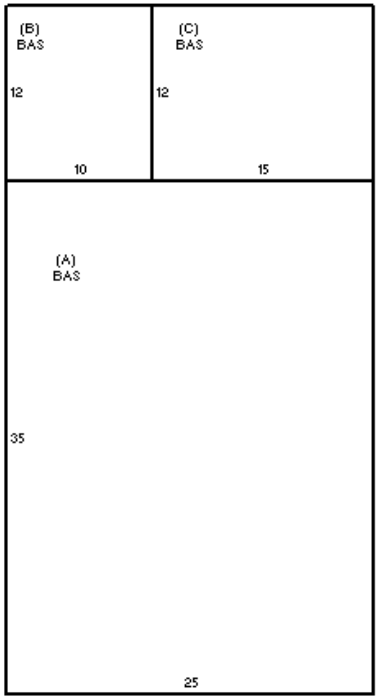
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		6	CYCL GROWTH		12/20/2017	RJM	100	100
		51	FIELD REVIEW		09/17/2013	LF	100	100
1640	06/18/2013	3	ALTERATIONS	1,000	09/17/2013	LF	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	24,500	C3 1.00	100 1.00	100 1.00	201,400	1.57	100 1.00	C3 1.00			178,010

TOTAL	24,500 SF	ZONING		FRNT	0
Ngh	C3	NOTE	T 7919. . . Request to change mailing address ti 54 N Central		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	178,000	172,000
BUILDING	46,300	44,100
DETACHED	14,000	13,300
OTHER	0	0
TOTAL	**238,300**	**229,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A 1.00	40 0.60	17X300		5,100	3.70	11,300
TRB	A 1.00	30 0.70			2	1,928.90	2,700

PHOTO 12/20/2017

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	5		CIM-5
STYLE	52	0.58	SERVICE GARAGE [74%]
QUALITY	L	0.70	LOW COST [100%]
FRAME	2	1.00	MASONRY [100%]

MEASURE	12/20/2017	RJM
LIST	12/20/2017	RJM
REVIEW	1/2/2018	RJM

BLDG COMMENTS

ALMEIDA ENTERPRISES

YEAR BLT	1940	SIZE ADJ	1.000
NET AREA	1,175	DETAIL ADJ	0.499
$NLA(RCN)	$79	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPRINKLER	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	2	SLAB	1.00
EXT. COVER	15	CC - BLOCK	0.98
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHIN	1.00
FLOOR COVER	9	CONCRETE	0.95
INT. FINISH	6	MINIMUM	0.95
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	875	1940	78.84	68,985
B	BAS	L	BASE AREA	120	1977	78.84	9,461
C	BAS	L	BASE AREA	180	1977	78.84	14,191

TOTAL RCN	92,637

CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
CDN/APP	F

EFF.YR/AGE	1962 / 59	
COND	50	50 %
FUNC	0	
ECON	0	
DEPR	50	% GD 50
RCNLD		$46,300