Key: 2688

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,296

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DONEGAN EDWARD T &	62-57-0	210 N CENTRAL ST
BROOKS DONEGAN RUTH I		
210 N CENTRAL ST		
E BRIDGEWATER, MA 02333		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DONEGAN EDWARD T &	11/04/2019	A	1	51896-038
BROOKS RUTH I	06/29/2001	QS	210,000	20119-157
SOUSA JOAO P & MARIA I	07/29/1994	QS	114,350	13053-233

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1040	100	TWO FAMILY		1	1 of 1

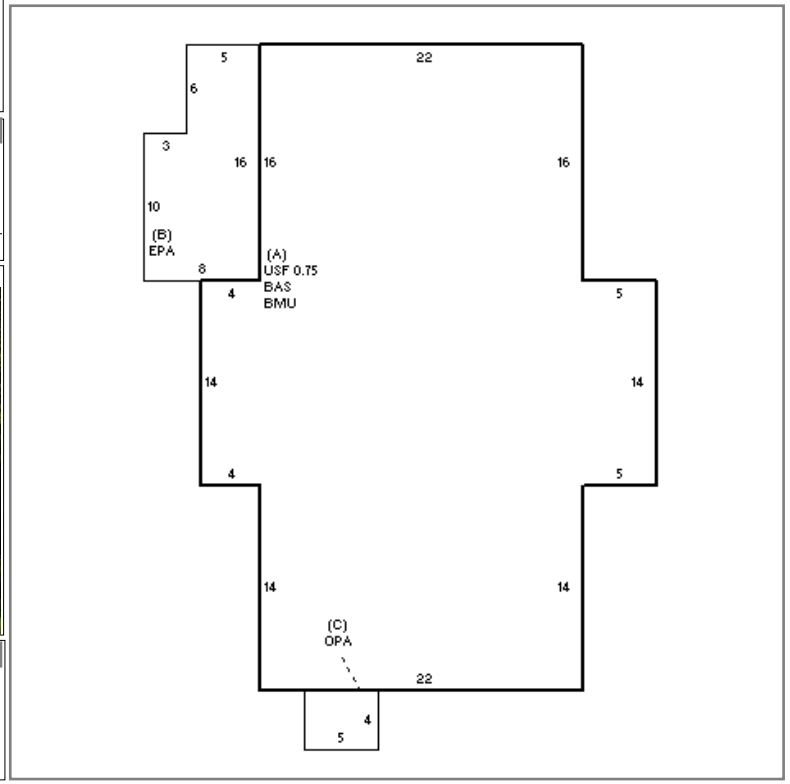
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-22-39	01/20/2022	7	DETACHED BLD	9,200			0	0
22-40	01/19/2022	3	ALTERATIONS	3,200			0	0
		6	CYCL GROWTH		09/10/2020	SD	0	0
		6	CYCL GROWTH		11/21/2017	SD	0	0
2951	06/07/2016	4	DEMO		05/08/2017	SLB	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,175	3 1.00	100 1.00	100 1.00	188,000	1.11	100 1.00	3 1.00			183,340

TOTAL	38,159 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	183,300	166,800
BUILDING	112,200	113,300
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**298,000**	**282,400**



DETACHED

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

PHOTO 09/11/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	0.90	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/10/2020	SD
LIST	9/10/2020	SD
REVIEW	4/3/2013	ER

YEAR BLT	1890	SIZE ADJ	1.000
NET AREA	1,915	DETAIL ADJ	1.009
$NLA(RCN)	$195	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	$4,117
# UNITS	2	1.10

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	BRICK/STONE	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,094		37.93	41,492
A	BAS	L	BASE AREA	1,094	1890	169.79	185,752
A	USF	L	UPPER STORY FIN	821	1890	154.29	126,675
B	EPA	N	ENCLOSED PORCH	110		74.40	8,184
C	OPA	N	OPEN PORCH	20		42.70	854
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	373,893
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1948 / 73		
COND	70	70 %	
FUNC	0		
ECON	0		
DEPR	70	% GD	30
RCNLD			$112,200