Key: 2706

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,312

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GOMM DONALD F SR & JOANNE F 28 KEITH PL E BRIDGEWATER, MA 02333	62-79-0	28 KEITH PL

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GOMM DONALD F SR & JOANNE	05/14/1979	QS	49,500	4655-032
PERRY EVERETT H & CAROL L	03/07/1978	QS	44,500	4415-118
MORRIS PAUL M & BAGGIA ED	07/21/1977	QS	27,900	4294-360

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	%
		6	CYCL GROWTH		11/09/2017	SD	0	0
		6	CYCL GROWTH		07/20/2014	SLB	0	0
		6	CYCL GROWTH		05/07/2014	LF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	9,700	3 1.00	100 1.00	100 1.00	188,000	3.79	100 1.00	3 1.00			158,770

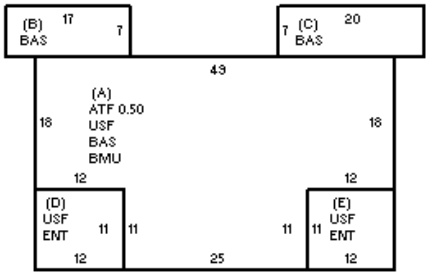
TOTAL	9,714 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	T 12407		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	158,800	144,400
BUILDING	284,600	274,300
DETACHED	0	0
OTHER	0	0
TOTAL	**443,400**	**418,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/13/2017



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	11/9/2017	SD
LIST		
REVIEW	4/4/2013	ER

YEAR BLT	1900	SIZE ADJ	1.000
NET AREA	3,416	DETAIL ADJ	0.990
$NLA(RCN)	$149	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	16	1.00
BEDROOMS	5	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	9	$6,059
# 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	1	FORCED AIR	1.00
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	1,157		37.37	43,239
+	USF	L	UPPER STORY FIN	1,421	1900	128.98	183,278
A	ATF	L	ATTIC FINISH	579	1900	91.82	53,166
+	BAS	L	BASE AREA	1,416	1900	141.93	200,977
+	ENT	N	ENCLOSED ENTRY	264		81.10	21,410

TOTAL RCN 508,129

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE 1962 / 59

COND	44	44 %	
FUNC	0		
ECON	0		
DEPR	44	% GD	56

RCNLD $284,600