

Key: 2862

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.451

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
ZANI MELISSA A & STEPHEN M 332 WEST UNION ST E BRIDGEWATER, MA 02333				63-88-0				332 W UNION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ZANI MELISSA A & STEPHEN				05/20/1994	S	107,000	12891-023					
ZANI MELISSA A & STEPHEN				05/19/1994	L	107,000	12891-023					
FEDERAL HOME LOAN MORTGAG				02/16/1994	L	95,625	12668-027					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,275 3	1.00	100	100	188,000	1.64	100	1.00	3	1.00	171,360

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
1134	08/07/2013	6	CYCL GROWTH	650	07/08/2013	SLB	0 0
77	06/27/2012	6	CYCL GROWTH				0 0
646	04/02/2012	7	DETACHED BLD		06/27/2012		100 100
	06/23/2003	3	ALTERATIONS	1,000	06/10/2004	SLB	100 100
	06/27/2002	3	ALTERATIONS	700	05/07/2003	KB	100 100

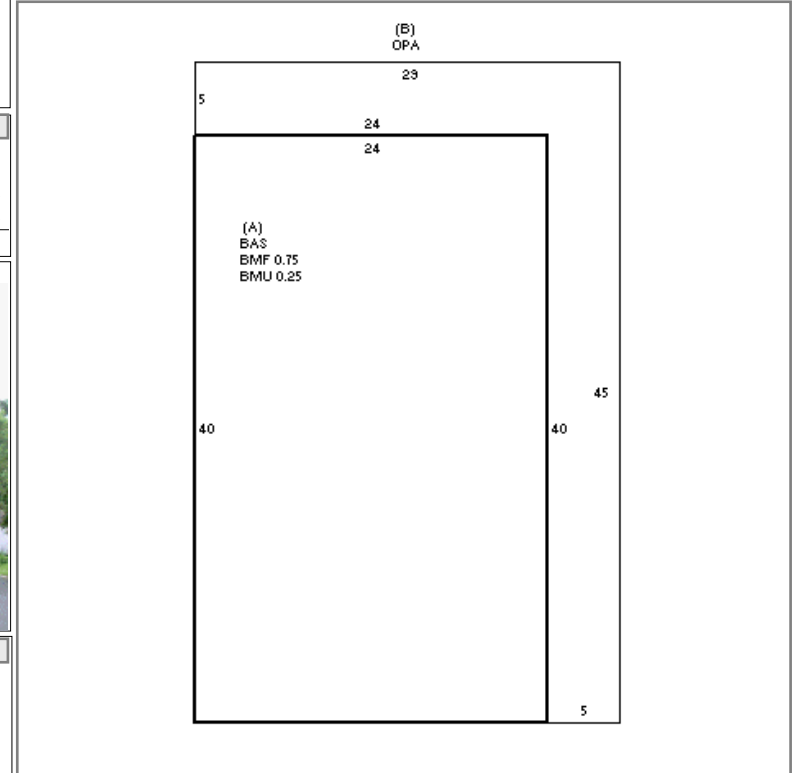
LEGAL LAND

TOTAL	24,263 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	171,400	155,900
Inf1	FACTOR 100		BUILDING	205,900	189,600		
Inf2	PHY 100		DETACHED	7,900	7,400		
			OTHER	0	0		
					TOTAL	385,200	352,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500
GZB	A	1.00	20 0.80	16X16	2011	26.31	5,400



BLDG COMMENTS



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	7/8/2013	SLB
MODEL	1		RESIDENTIAL	LIST	5/7/2003	KB
STYLE	1	1.00	RANCH [100%]	REVIEW	4/5/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	294,200													
NET AREA	960	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	240		39.32	9,436															
\$NLA(RCN)	\$306	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	720		55.29	39,809															
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	960	1972	229.21	220,044															
STORIES	1	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	345		42.70	14,732															
ROOMS	4	1.00		FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017															
BEDROOMS	3	1.00		INT FINISH	99	N/A	1.00																							
BATHROOMS	2	1.00		HEATING/COOLING	2	HOT WATER	1.02																							
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00																							
TOT FIXTURES	6	\$4,162		ARPUD	0		1.00																							
# UNITS	1	1.00		AFFORDABLE	0		1.00																							
<table border="1"> <thead> <tr> <th>COND</th> <th>30</th> <th>30 %</th> </tr> </thead> <tbody> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>30</td> <td>% GD 70</td> </tr> <tr> <td>RCNLD</td> <td></td> <td>\$205,900</td> </tr> </tbody> </table>																COND	30	30 %	FUNC	0		ECON	0		DEPR	30	% GD 70	RCNLD		\$205,900
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