

Key: 2897

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.482

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
JOHNSON JAMES L S/O CADY BRIAN & ELYSE 107 WATERMAN ST E BRIDGEWATER, MA 02333				64-43-0				107 WATERMAN ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CADY BRIAN & ELYSE				10/13/2022	QS	465,000	57321-306					
JOHNSON JAMES L				07/01/2013	QS	265,000	43291-300					
POWERS AMY E				03/01/2011	QS	257,400	39707-230					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,539 3	1.00	100	1.00	188,000	1.90	100	1.00	3	1.00	168,130

LAND

TOTAL	20,539 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 13168		LAND	168,100	152,900
Inf1	FACTOR 100		BUILDING	195,100	181,100		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
			TOTAL	365,700	336,300		

DETACHED

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



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/12/2013	PW
MODEL	1		RESIDENTIAL	LIST		
STYLE	3	1.05	SPLIT LEVEL [100%]	REVIEW	4/5/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1952	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	342,276
NET AREA	1,368	DETAIL ADJ	1.092	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLF	N	LOWER LEVEL FIN	192		141.62	27,191		
\$NLA(RCN)	\$250	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,368	1952	197.84	270,639		
				ROOF SHAPE	1	GABLE	1.00	D	OPA	N	OPEN PORCH	16		42.69	683		
				ROOF COVER	1	ASPH SHINGLES	1.00	F	AGR	N	ATT GARAGE	480		70.90	34,033		
				FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017		
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	11	HW/COOL AIR	1.04										
				FUEL SOURCE	1	OIL	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1963 / 58
																COND	43 43 %
																FUNC	0
																ECON	0
																DEPR	43 % GD 57
																RCNLD	\$195,100

