Key: 2900

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,485

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MILLS ROY A & REBECCA R 27 LELAND ST E BRIDGEWATER, MA 02333	64-46-0	27 LELAND ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MILLS ROY A & REBECCA R	11/15/2007	N	331,225	35297-304
LARSON FLORENCE M	10/29/2002	QS	315,000	23248-216
PAGE HARRY L JR & AMY L	05/24/1999	QS	196,900	17485-300

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	%
BP-22-33	01/13/2022	3	ALTERATIONS	19,000			0	0
104	12/01/2016	3	ALTERATIONS	11,648	04/17/2018	B	100	100
30258	09/18/2014	3	ALTERATIONS	10,154	05/16/2015	SLB	100	100
2148	08/11/2014	3	ALTERATIONS	8,106			0	0
		6	CYCL GROWTH		09/12/2013	LF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,750	3 1.00	100 1.00	100 1.00	188,000	2.06	100 1.00	3 1.00			166,590

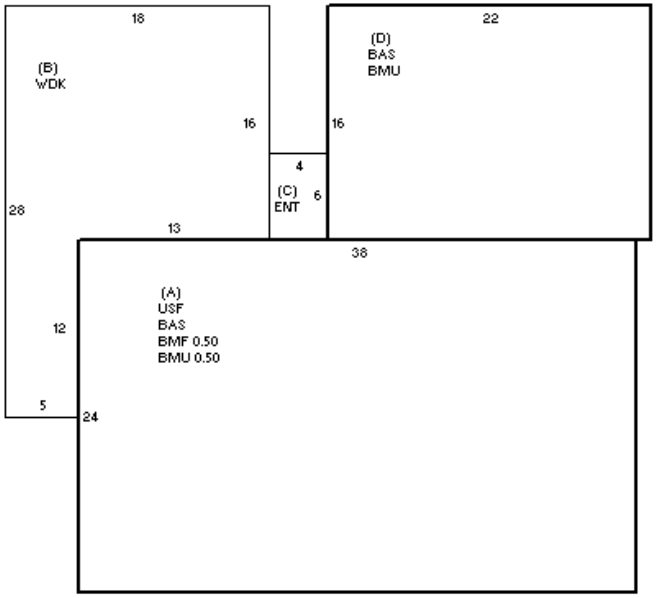
TOTAL	18,750 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	166,600	151,500
BUILDING	234,600	210,300
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**403,700**	**364,100**

DETACHED

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

PHOTO 04/17/2018



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	0.95	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/17/2018	B
LIST		
REVIEW	4/5/2013	ER

YEAR BLT	1954	SIZE ADJ	1.000
NET AREA	2,176	DETAIL ADJ	0.969
$NLA(RCN)	$189	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	9	$5,930
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	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	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	808		36.54	29,524
A	BMF	N	BSMT FINISH-SEP	456		51.39	23,432
+	BAS	L	BASE AREA	1,264	1954	156.48	197,787
A	USF	L	UPPER STORY FIN	912	1954	142.20	129,682
B	WDK	N	WOOD DECK	348		31.60	10,997
C	ENT	N	ENCLOSED ENTRY	24		81.08	1,946
	F21	O	FPL 2S 1OP	1		6,819.00	6,819
	KIT	O	XTRA KITCHEN	1		5,387.00	5,387

TOTAL RCN	411,504
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		$234,600