

Key: 3007

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.575

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
NICKERSON GARY A 1215 CENTRAL ST E BRIDGEWATER, MA 02333				67-32-0				1215 CENTRAL ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NICKERSON GARY A				06/27/2007	A	145,000	(110709)				
NICKERSON CLIFFORD A				12/09/1994	A	1	0436-188				
NICKERSON MICHAEL ARTHUR				12/24/1991	A	1	0411-168				


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	%
		6	CYCL GROWTH		08/15/2013			0
		6	CYCL GROWTH		01/14/2013	LFF		0
		6	CYCL GROWTH		01/01/2008			0
		6	CYCL GROWTH		01/01/2007			0

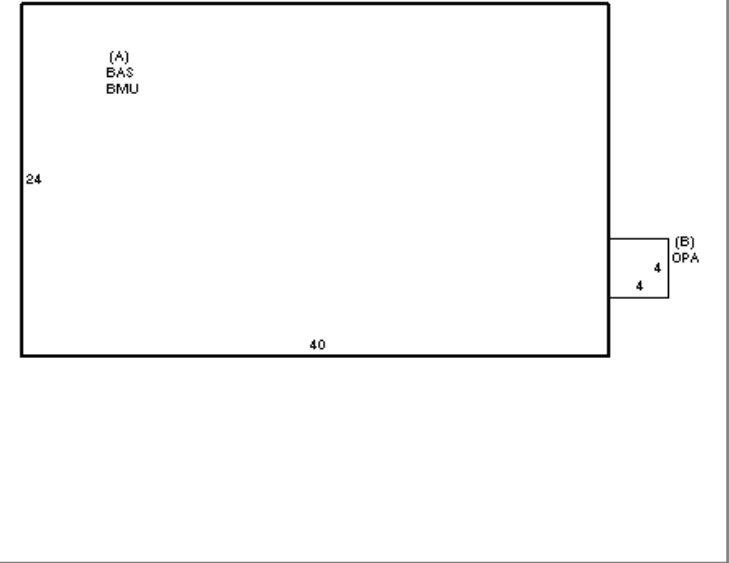
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	27,350 3	1.00	100	1.00	100	1.00	188,000	1.47	100	1.00	3	1.00		174,000

TOTAL	27,350 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E LOT 9/ FEMA case# 07-01-0855A special flood hazard area	LAND	174,000	158,300		
Inf1	FACTOR 100		BUILDING	115,400	111,000		
Inf2	PHY 100		DETACHED	15,400	14,700		
			OTHER	0	0		
		TOTAL		304,800	284,000		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/11/2013
DGF	A	1.00	50 0.50		600	51.35	15,400		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/15/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	4/5/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	262,211
NET AREA	960	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	960		39.31	37,742	CONDITION ELEM	CD
\$NLA(RCN)	\$273	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	960	1965	224.72	215,729		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	16		42.69	683	EXTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017	INTERIOR	
				FLOOR COVER	99	N/A	1.00									KITCHEN	
				INT FINISH	99	N/A	1.00									BATHS	
				HEATING/COOLING	1	FORCED AIR	1.00									BATHS	
				FUEL SOURCE	2	GAS	1.00									HEAT	
				ARPUD	0		1.00									ELECT	
				AFFORDABLE	0		1.00										

EFF.YR/AGE	1955 / 66
COND	56 56 %
FUNC	0
ECON	0
DEPR	56 % GD 44
RCNLD	\$115,400