

Key: 3049

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.615

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
YAKUSIK ANTHONY J & HOWARD AMANDA A 986 CENTRAL ST E BRIDGEWATER, MA 02333				68-16-0				986 CENTRAL ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
YAKUSIK ANTHONY J & HOWARD				12/29/2014	QS	220,000	45097-224				
FLAVELL DAWN M & DIMARTIN				04/10/2007	A	1 34366-136					
FLAVELL DAWN M				04/15/1999	A	1 17356-042					

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-21-159	04/14/2021	3	ALTERATIONS	5,000	05/06/2021	SLB	100	100
BP-21-65	02/22/2021	3	ALTERATIONS	9,000	05/06/2021	SLB	100	100
3548	04/09/2018	3	ALTERATIONS	4,000			0	0
		6	CYCL GROWTH		05/20/2015	NR	100	100
		6	CYCL GROWTH		03/10/2015	LF	0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	19,990	3	1.00	100	1.00	150,400	1.94	80	0.80	3	1.00	134,130

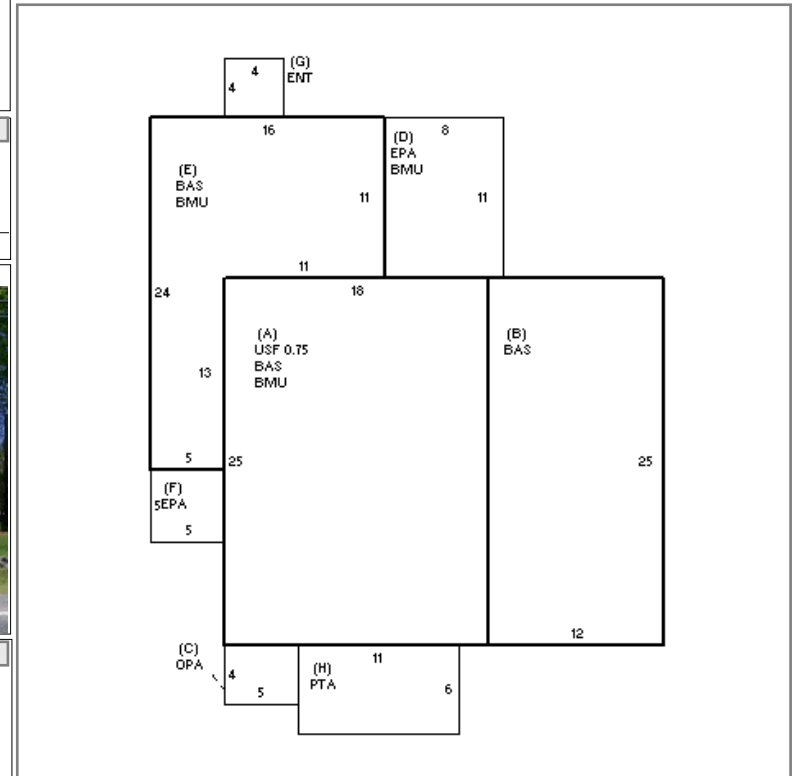
TOTAL	19,994 SF	ZONING	RES 3	FRNT	0	ASSESSED	134,100	CURRENT	177,700	PREVIOUS	122,000
Ngh	RES 3	NOTE Obs due to location next to farm/silo	LAND	134,100	177,700	122,000					
Inf1	FACTOR 100		BUILDING	188,000	177,700						
Inf2	PHY 100		DETACHED	27,900	26,500						
			OTHER	0	0						
			<b>TOTAL</b>	<b>350,000</b>	<b>326,200</b>						

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50		656	50.51	16,600
SHF	A	1.00	40 0.60		200	20.44	2,500
IPV	A	1.00	30 0.70		648	19.48	8,800



BUILDING	CD	ADJ	DESC	MEASURE	5/6/2021	SLB
MODEL	1		RESIDENTIAL	LIST	5/6/2021	SLB
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/8/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	276,422
NET AREA	1,329	DETAIL ADJ	0.918	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	779		42.02	32,735	CONDITION ELEM	CD
\$NLA(RCN)	\$208	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	338	1910	161.30	54,521	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	991	1910	177.51	175,909	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	20		42.70	854	KITCHEN	
				FLOOR COVER	99	N/A	1.00	+	EPA	N	ENCLOSED PORCH	113		74.40	8,407	BATHS	
				INT FINISH	99	N/A	1.00	G	ENT	N	ENCLOSED ENTRY	16		81.13	1,298	HEAT	
				HEATING/COOLING	2	HOT WATER	1.02	H	PTA	N	PATIO	66		12.50	825	ELECT	U
				FUEL SOURCE	1	OIL	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



EFF.YR/AGE	1970 / 51
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$188,000