

Key: 3062

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.625

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MONAHAN ALAYNA L & JOSEPH J 403 WALNUT ST E BRIDGEWATER, MA 02333				68-29-0				403 WALNUT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MONAHAN ALAYNA L & JOSEPH				02/07/2019	A	100	50792-033				
MONAHAN ALAYNA L				12/14/2018	U	329,000	50631-341				
SRT FAMILY TRUST				07/28/2015	A	100	45848-334				

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 %
77	09/26/2016	6	CYCL GROWTH		05/11/2020	SD	0 0
	08/01/2013	3	ALTERATIONS	6,800	09/26/2016		0 0
	12/02/2002	6	CYCL GROWTH		08/13/2013		0 0
871	04/04/2002	2	ADDITIONS	19,000	05/28/2003	KB	100 100
		6	CYCL GROWTH		04/04/2002	KEO	100 100

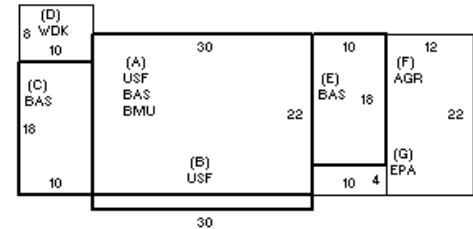
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,050 3	1.00	100	1.00	188,000	1.78	100	1.00	3	1.00	169,430

TOTAL	22,041 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	169,400	154,100		
Inf1	FACTOR 100		BUILDING	249,000	222,400		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
			TOTAL	420,900	378,800		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00 40 0.60			200	20.44	2,500	05/12/2020



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/11/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/11/2020	SD
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/8/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	350,708
NET AREA	1,740	DETAIL ADJ	0.969	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	660		44.59	29,429		
\$NLA(RCN)	\$202	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	720	1960	153.24	110,332		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,020	1960	168.63	172,004		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	80		31.60	2,528		
				FLOOR COVER	99	N/A	1.00	F	AGR	N	ATT GARAGE	264		85.86	22,666		
				INT FINISH	99	N/A	1.00	G	EPA	N	ENCLOSED PORCH	40		74.40	2,976		
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819		
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1975 / 46
COND	29 29 %
FUNC	0
ECON	0
DEPR	29 % GD 71
RCNLD	\$249,000