Key: 3120

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,664

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COX ROBERT L 279 UNION ST RFD 2 E BRIDGEWATER, MA 02333	70-9-0	279 UNION ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COX ROBERT L	06/22/1970	QS		3599-377

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	%
		5	SPLIT/SUB		12/04/2020	SD	0	0
2440	04/30/2015	7	DETACHED BLD	4,100	05/03/2016	SLB	100	100
		6	CYCL GROWTH		06/27/2013		0	0

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00			188,000
300	A	3.550	3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00			20,240

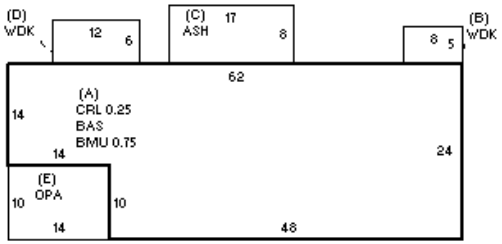
TOTAL	4.550 Acres	ZONING		FRNT	0
Ngh	RES 3	NOTE	PLAN 00-151/ T 9590		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	208,200	189,500
BUILDING	159,400	152,600
DETACHED	4,800	4,600
OTHER	0	0
TOTAL	372,400	346,700

DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10	0.90	14 X 20	2015	280	18.98	4,800

PHOTO 12/09/2020



BUILDING

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

MEASURE	12/4/2020	SD
LIST	12/4/2020	SD
REVIEW	4/8/2013	ER

BLDG COMMENTS

no start on shed - 5/27/15 - slb

YEAR BLT	1958	SIZE ADJ	1.000
NET AREA	1,348	DETAIL ADJ	1.020
$NLA(RCN)	$236	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	5	$3,468
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	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
A	BMU	N	BSMT UNFINISHED	1,011		35.98	36,380
A	BAS	L	BASE AREA	1,348	1958	195.99	264,188
A	CRL	N	BSMT CRAWL	337		7.99	2,691
+	WDK	N	WOOD DECK	112		31.60	3,539
C	ASH	N	ATT SHED	136		18.75	2,550
E	OPA	N	OPEN PORCH	140		42.70	5,978

TOTAL RCN	318,794
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1958 / 63
COND	50 50 %
FUNC	0
ECON	0
DEPR	50 % GD 50
RCNLD	$159,400