

Key: 3121

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.665

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
COOTS DANIEL R & SARA A 26 WILBUR LN E BRIDGEWATER, MA 02333				70-10-0				26 WILBUR LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COOTS DANIEL R & SARA A				08/19/2020	A	1	53276-060				
COOTS DANIEL R				03/15/2013	H	175,000	42804-064				
WILBUR ALAN S				12/28/1998	A	100	16986-336				

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-20-385	07/29/2020	6	CYCL GROWTH		03/02/2022	SD	0	0
		1	NEW CONST	296,000	12/29/2020	SLB	45	100
		6	CYCL GROWTH		07/23/2013	SLB	0	0
		6	CYCL GROWTH		10/24/2012	LFF	0	0

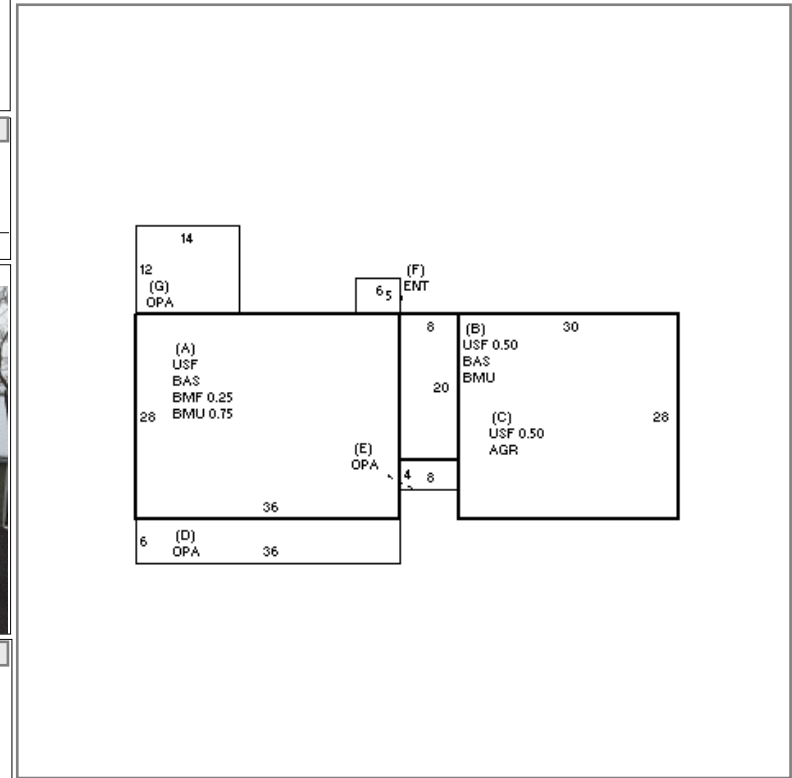
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	36,839 4	1.00	100	1.00	100	1.00	225,600	1.15	100	1.00	4 1.20	218,650

TOTAL	36,839 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE	LAND	218,700	182,300		
Inf1	FACTOR 100		BUILDING	504,900	377,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	723,600	559,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/2/2022	SD
MODEL	1		RESIDENTIAL	LIST	3/2/2022	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	2020	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	509,985
NET AREA	2,676	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	916		37.27	34,137		
\$NLA(RCN)	\$191	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	252		52.41	13,208		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,168	2020	148.73	173,718		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,508	2020	135.16	203,815		
				FLOOR COVER	12	COMB	1.00	C	AGR	N	ATT GARAGE	840		63.11	53,012		
				INT FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	416		42.70	17,763		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F	ENT	N	ENCLOSED ENTRY	30		81.10	2,433		
				FUEL SOURCE	2	GAS	1.00	GFP	O	O	GAS FIREPLACE	1		4,584.00	4,584		
				ARPUD	0												
				AFFORDABLE	0												

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2020 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	1 % GD 99

RCNLD	\$504,900
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