

Key: 3149

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.692

LEGAL

LAND

DETACHED

BUILDING

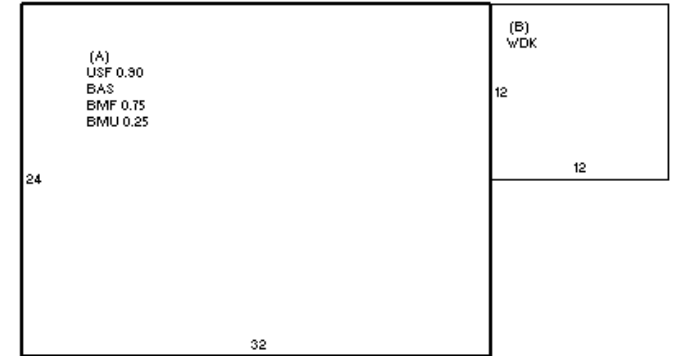
| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|---------------------|--|--|--|
| BUSA TRACY A 139 BROAD MEADOW DR E BRIDGEWATER, MA 02333 | | | | 70-42-0 | | | | 139 BROAD MEADOW DR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| BUSA TRACY A | | | | 06/18/2012 | QS | 305,000 | 41527-033 | | | | |
| BORDEN WILLIAM F & MARIE | | | | 09/11/1974 | QS | | 4018-351 | | | | |

| 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 | % |
| 23 | 04/13/2016 | 3 | ALTERATIONS | 2,000 | 04/13/2016 | | | 0 |
| | | 6 | CYCL GROWTH | | 09/29/2015 | SD | | 0 |
| | | 51 | FIELD REVIEW | | 10/02/2013 | LF | | 0 |
| | | 51 | FIELD REVIEW | | 09/24/2013 | PW | | 0 |
| | 11/19/2012 | 6 | CYCL GROWTH | | 11/19/2012 | LFF | | 0 |

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|------|------|----------|------|------|------|----|------------|-----------|
| 100 | S | 37,244 4 | 1.00 | 100 | 1.00 | 225,600 | 1.14 | 100 | 1.00 | 4 | 1.20 | 219,060 |

| TOTAL | 37,244 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|-------------------------|----------|---------|----------|---------|----------|
| Ngh | RES 4 | NOTE LOT 50/ T 11101 | LAND | 219,100 | 182,700 | | |
| Inf1 | FACTOR 100 | | BUILDING | 238,800 | 210,200 | | |
| Inf2 | PHY 100 | | DETACHED | 2,500 | 2,300 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 460,400 | 395,200 | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|-------|
| SHF | A | 1.00 40 0.60 | | | 200 | 20.44 | 2,500 |



| BUILDING | CD | ADJ | DESC | MEASURE | 4/13/2016 | SLB |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| 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

| YEAR BLT | 1974 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 294,825 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 1,459 | DETAIL ADJ | 0.940 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 192 | | 42.23 | 8,108 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$202 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | A | BMF | N | BSMT FINISH-SEP | 576 | | 59.39 | 34,208 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 3 | GAMBREL | 1.00 | A | BAS | L | BASE AREA | 768 | 1974 | 174.88 | 134,310 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | A | USF | L | UPPER STORY FIN | 691 | 1974 | 158.92 | 109,814 | KITCHEN | G | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | B | WDK | N | WOOD DECK | 144 | | 31.60 | 4,550 | BATHS | G | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | | | | | | | | | HEAT | A | | |
| | | | | HEATING/COOLING | 5 | ELECTRIC BB | 0.99 | | | | | | | | | ELECT | U | | |
| | | | | FUEL SOURCE | 3 | ELECTRIC | 1.00 | | | | | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2002 / 19 |
| | | | | | | | | | | | | | | | | | | COND | 19 19 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 19 % GD 81 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$238,800 |