

Key: 3158

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.700

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
LEONARD AMANDA 14 FOLSOM AVE E BRIDGEWATER, MA 02333				71-1-0				14 FOLSOM AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LEONARD AMANDA				04/27/2020	QS	340,000	52657-338				
THE 14 FOLSOM AVE REALTY				12/14/2010	A	10	39404-287				
OLEARY ARTHUR L				08/12/1981	QS		5038-465				

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-20-78	09/09/2019	6	CYCL GROWTH		08/25/2020		0 0
		3	ALTERATIONS	29,000	06/11/2020	SLB	100 100
		6	CYCL GROWTH		05/01/2013	LF	0 0
808	01/04/2007	3	ALTERATIONS				100 100
795	12/13/2006	3	ALTERATIONS	4,800			100 100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	20,507	3	1.00	100	1.00	100	1.00	188,000	1.90	100	1.00	3	1.00		168,100

TOTAL	20,507 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE T 12942/ PLAN 10-285 INCL 71/2	LAND	168,100	152,900		
Inf1	FACTOR 100		BUILDING	179,000	169,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
				<b>TOTAL</b>	<b>347,100</b>	<b>322,300</b>	

DETACHED

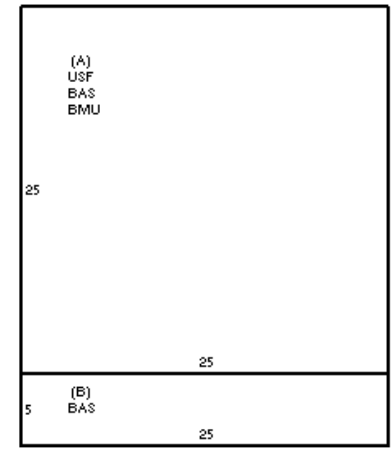
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/25/2020	SD
MODEL	1		RESIDENTIAL	LIST	8/25/2020	SD
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/8/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	263,178
NET AREA	1,375	DETAIL ADJ	0.927	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	625		45.53	28,454		
\$NLA(RCN)	\$191	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	625	1910	160.54	100,336		
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	750	1910	176.66	132,497		
				ROOF COVER	1	ASPH SHINGLES	1.00										
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	
ELECT	

EFF.YR/AGE	1970 / 51
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$179,000