Key: 3274

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,806

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COX LYNNEL M 141 VILLAGE RD E BRIDGEWATER, MA 02333	72-50-0	141 VILLAGE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COX LYNNEL M	07/24/2018	H	1	50077-298
OBRIEN LYNNEL M &	04/15/2005	A	1	30355-082
OBRIEN JAMES J III & LYNN	04/30/1999	QS	178,000	17407-281

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

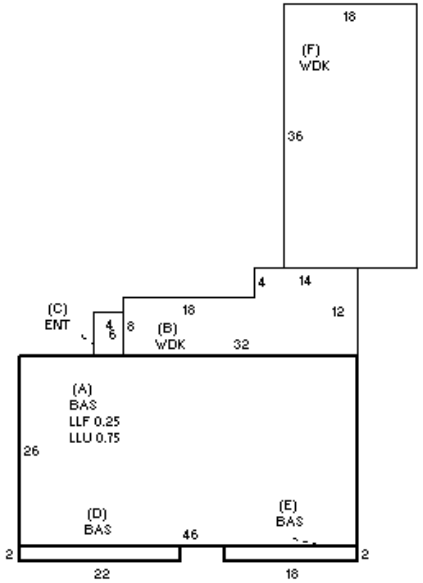
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-486	10/17/2022	3	ALTERATIONS	12,000			0	0
		6	CYCL GROWTH		11/24/2020	SD	0	0
1621	07/03/2013	7	DETACHED BLD	8,200			0	0
1593	06/20/2013	8	POOL	4,000			0	0
		6	CYCL GROWTH		05/03/2013		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	29,827	4 1.00	100 1.00	100 1.00	225,600	1.37	100 1.00	4 1.20			211,370

TOTAL	29,827 SF	ZONING		FRNT	0
Ngh	RES 4	NOTE	LOT 13		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	211,400	176,200
BUILDING	253,500	217,500
DETACHED	2,500	2,300
OTHER	0	0
TOTAL	**467,400**	**396,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60		2005	200	20.44	2,500

PHOTO 01/14/2004

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.05	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	11/24/2020	SD
LIST	11/24/2020	SD
REVIEW	4/9/2013	ER

YEAR BLT	1977	SIZE ADJ	1.000
NET AREA	1,276	DETAIL ADJ	1.081
$NLA(RCN)	$272	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,205
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	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	9	WARM/COOL AIR	1.03
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	LLU	N	LOWER LEVEL UNF	897		62.10	55,702
A	LLF	N	LOWER LEVEL FIN	299		120.24	35,952
+	WDK	N	WOOD DECK	960		31.60	30,336
C	ENT	N	ENCLOSED ENTRY	24		81.08	1,946
+	BAS	L	BASE AREA	1,276	1977	167.97	214,333
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	347,293
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1980 / 41	
COND	27	27 %
FUNC	0	
ECON	0	
DEPR	27	% GD 73
RCNLD		$253,500