Key: 3337

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2,862

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ORTENZI A & SYLVIA M HEIR OF C/O PAULA COFFEY 55 SPRING ST E BRIDGEWATER, MA 02333	74-6-0	277 PLEASANT ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ORTENZI A & SYLVIA M HEIR	09/26/1963	QS		3054-423

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1050	100	THREE FAMILY		1	1 of 1

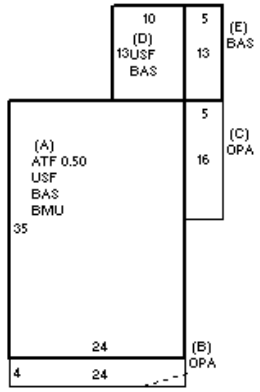
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		09/17/2013	LF	0	0
	04/04/2002	6	CYCL GROWTH		04/04/2002	KEO	100	100

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	0.360	3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00			2,050

TOTAL	1.360 Acres	ZONING		FRNT	0
Ngh	RES 3	NOTE	T 7853		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	190,100	172,900
BUILDING	147,300	153,200
DETACHED	0	0
OTHER	0	0
TOTAL	**337,400**	**326,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 10/16/2013

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	7	0.90	CONVENTIONAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/17/2013	LF
LIST		
REVIEW	4/9/2013	ER

YEAR BLT	1880	SIZE ADJ	1.000
NET AREA	2,425	DETAIL ADJ	1.055
$NLA(RCN)	$169	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	11	1.00
BEDROOMS	7	1.00
BATHROOMS	3	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	9	$6,457
# UNITS	3	1.15

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	BRICK/STONE	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	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	840		40.98	34,424
+	USF	L	UPPER STORY FIN	970	1880	149.81	145,311
A	ATF	L	ATTIC FINISH	420	1880	106.65	44,794
+	OPA	N	OPEN PORCH	176		42.70	7,515
+	BAS	L	BASE AREA	1,035	1880	164.85	170,621

TOTAL RCN 409,122

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE 1951 / 70

COND	64	64 %	
FUNC	0		
ECON	0		
DEPR	64	% GD	36

RCNLD $147,300