

Key: 3475

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 2.985

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WILLIAMS NANCY R S/O DAVID AUGUSTO DOS REIS 903 UNION ST E BRIDGEWATER, MA 02333				78-32-0				903 UNION ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DAVID AUGUSTO DOS REIS				10/17/2022	QS	440,000	57335-005				
WILLIAMS NANCY R				04/09/1991	A	9,150	10223-062				
WILLIAMS EDWARD R & NANCY				08/29/1975	QS		4095-746				

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	%
		7	DETACHED BLD		07/21/2021	SD	0	0
		6	CYCL GROWTH		07/12/2013		0	0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,878 3	1.00	100	1.00	188,000	1.45	100	1.00	3	1.00	174,460

TOTAL	27,878 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	174,500	158,700
Inf1	FACTOR 100		BUILDING	221,800	189,300		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
					<b>TOTAL</b>	<b>398,800</b>	<b>350,300</b>

DETACHED

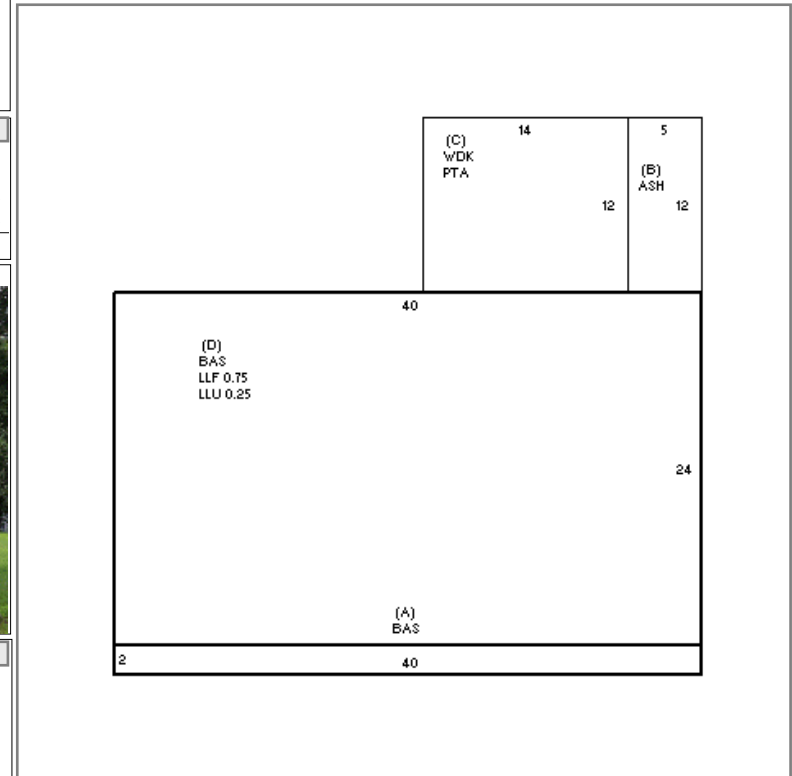
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2021	SD
MODEL	1		RESIDENTIAL	LIST	7/20/2021	SD
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/10/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,040	DETAIL ADJ	1.050
\$NLA(RCN)	\$292	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	\$2,142
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,040	1970	174.13	181,096
EXT COVER	4	VINYL	1.00	B	ASH	N	ATT SHED	60		18.75	1,125
ROOF SHAPE	1	GABLE	1.00	C	PTA	N	PATIO	168		12.50	2,100
ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	168		31.60	5,309
FLOOR COVER	99	N/A	1.00	D	LLU	N	LOWER LEVEL UNF	240		64.38	15,450
INT FINISH	99	N/A	1.00	D	LLF	N	LOWER LEVEL FIN	720		124.65	89,748
HEATING/COOLING	1	FORCED AIR	1.00	F21	O	FPL 2S 1OP		1		6,819.00	6,819
FUEL SOURCE	99	N/A	1.00								
ARPUD	0		1.00								
AFFORDABLE	0		1.00								

TOTAL RCN	303,789	
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	\$221,800	