

Key: 3591

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.095

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
AMADO ANITA 25 WILDWOOD AVE EAST BRIDGEWATER, MA 02333				81-17-0				25 WILDWOOD AV				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
AMADO ANITA				05/04/2018	QS	323,000	49766-074					
LUDDAM FORD MANAGEMENT CO				08/16/2017	U	153,000	48806-042					
PARTNERS CHOICE PROPRTIE				06/23/2017	H	143,000	48582-065					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,625 3	1.00	100	1.00	188,000	2.76	100	1.00	3	1.00	162,160

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	%
3335 2017-0024	07/17/2017 06/28/2017	99	OTHER		07/18/2019	PW	0	0
		6	CYCL GROWTH	20,000	05/07/2018	SLB	100	100
		3	ALTERATIONS	4,700	05/07/2018	SLB	100	100
		3	ALTERATIONS		05/07/2018	SLB	100	100
		6	CYCL GROWTH		07/25/2013		0	0
		6	CYCL GROWTH					

LAND

TOTAL	13,625 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	162,200	147,500		
Inf1	FACTOR 100		BUILDING	190,900	180,800		
Inf2	PHY 100		DETACHED	5,100	4,800		
			OTHER	0	0		
			<b>TOTAL</b>	<b>358,200</b>	<b>333,100</b>		

DETACHED

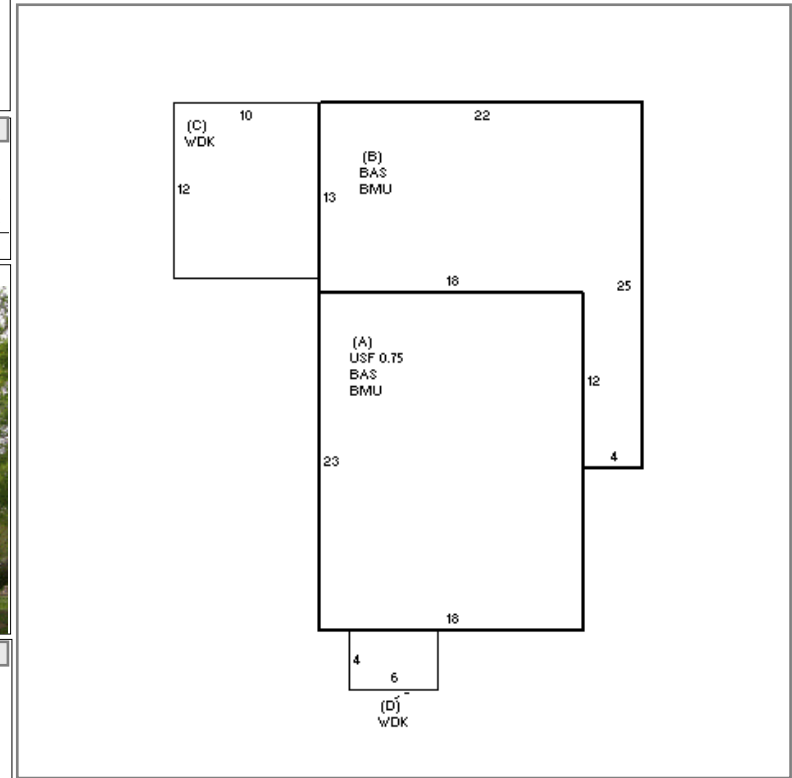
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30	0.70 12 X 20	1980	240	20.19	3,400
SHF	A	1.00 30	0.70 12 X 10	1950	120	20.44	1,700



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/7/2018	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/11/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
Changed Eff year to 2010 - renovated throughout 2017-2018



G

YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	238,677		
NET AREA	1,059	DETAIL ADJ	0.900	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	748		42.61	31,873	CONDITION ELEM	CD		
\$NLA(RCN)	\$225	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	748	1910	192.68	144,127	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	311	1910	175.10	54,455	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	144		31.60	4,550	KITCHEN	G		
				FLOOR COVER	99	N/A	1.00									BATHS	G		
				INT FINISH	99	N/A	1.00									HEAT	U		
				HEATING/COOLING	4	STEAM	1.00									ELECT	U		
				FUEL SOURCE	1	OIL	1.00												
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
																		EFF.YR/AGE	2001 / 20
																		COND	20 20 %
																		FUNC	0
																		ECON	0
																		DEPR	20 % GD 80
																		RCNLD	\$190,900