

Key: 3787

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.271

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION			
LAGERVAL JOSHUA & ABBY S 1 PELOQUIN LN E BRIDGEWATER, MA 02333				86-22-0				1 PELOQUIN LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LAGERVAL JOSHUA & ABBY S				10/03/2016	A	400,000	47547-343				
LAGERVAL CYNTHIA J TR				05/16/2013	A	100	43072-214				
LAGERVAL RICHARD K & CYN				01/26/1994	QS	50,000	12613-021				

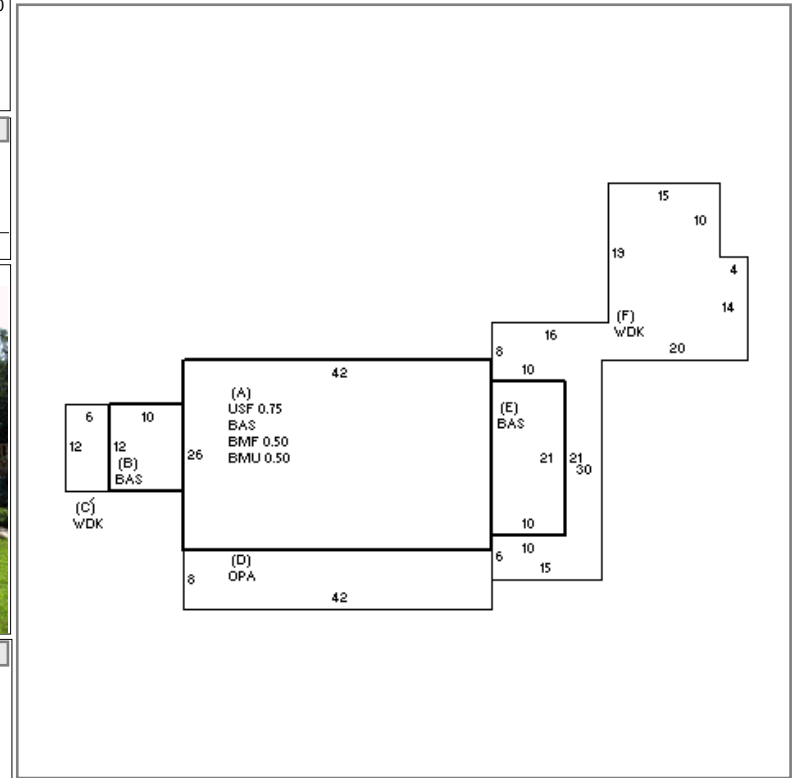
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
964	05/29/2007	6	CYCL GROWTH		07/22/2021	SD	0	0
		6	CYCL GROWTH		11/16/2020	SD	0	0
		6	CYCL GROWTH		07/02/2013		0	0
		3	ALTERATIONS	5,000			0	0

DETACHED

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	188,000	1.00	100	1.00	3	1.00	188,000
300	A	0.720	3	1.00	100	5,700	1.00	100	1.00	ELP	1.00	4,100

TOTAL	1.720 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	192,100	174,700
Inf1	FACTOR 100		BUILDING	352,800	304,000		
Inf2	PHY 100		DETACHED	64,700	61,600		
			OTHER	0	0		
					TOTAL	609,600	540,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80	1995	672	50.32	27,100
GFL	A	1.00	10 0.90 24X16		384	108.86	37,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/22/2021	SD
MODEL	1		RESIDENTIAL	LIST	7/22/2021	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	4/12/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

in law over garage

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YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	458,211
NET AREA	2,241	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	546		37.93	20,708		
\$NLA(RCN)	\$204	OVERALL	1.000	EXT COVER	15	LOGS	1.00	A	BMF	N	BSMT FINISH-SEP	546		53.34	29,123		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	819	1994	149.68	122,587		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,422	1994	164.71	234,222		
				FLOOR COVER	99	N/A	1.00	+	WDK	N	WOOD DECK	808		31.60	25,533		
				INT FINISH	99	N/A	1.00	D	OPA	N	OPEN PORCH	336		42.70	14,347		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	KIT	O	XTRA KITCHEN	1			5,387.00	5,387		
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1994 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77

RCNLD	\$352,800
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