

Key: 3830

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.298

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WILLIAMS DAVID P 876 UNION ST E BRIDGEWATER, MA 02333				88-18-0				876 UNION ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WILLIAMS DAVID P				06/04/2010	H	175,000		38596-202			
ROYSTER KENNETH C & MARIO				08/25/1961	QS			2875-384			

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	%
2744	11/13/2015	6	CYCL GROWTH		04/14/2020	SD	0	0
		2	ADDITIONS	21,500	04/15/2016	SLB	100	100
		6	CYCL GROWTH		04/01/2014	LF	0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,045 3	1.00	100	1.00	188,000	1.36	100	1.00	3	1.00	176,340

TOTAL	30,045 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E LOT 3/ T 7265 ZBA variance for Construction of Garage. Variance Granted			LAND	176,300	160,400
Inf1	FACTOR 100				BUILDING	201,900	184,300
Inf2	PHY 100				DETACHED	19,700	18,700
				OTHER	0	0	
				TOTAL	397,900	363,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 10 0.90	16 X 24	2016	384	56.87	19,700



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/14/2020	SD
MODEL	1		RESIDENTIAL	LIST	4/14/2020	SD
STYLE	3	1.05	SPLIT LEVEL [100%]	REVIEW	4/12/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,016	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,016	1960	229.37	233,039
\$NLA(RCN)	\$272	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BMU	N	BSMT UNFINISHED	175		50.25	8,793
				ROOF SHAPE	1	GABLE	1.00	C	BMF	N	BSMT FINISH-SEP	319		70.66	22,541
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	128		31.60	4,045
				FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 10P	1		6,017.00	6,017
				INT FINISH	99	N/A	1.00								
				HEATING/COOLING	1	FORCED AIR	1.00								
				FUEL SOURCE	99	N/A	1.00								
				ARPUD	0		1.00								
				AFFORDABLE	0		1.00								

TOTAL RCN	276,577	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	\$201,900

