

Key: 3831

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.299

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CURRENT OWNER				PARCEL ID				LOCATION			
MAGNUSSEN CHRISTOPHER J & LAURA J				88-19-0				689 WASHINGTON ST			
689 WASHINGTON ST E BRIDGEWATER, MA 02333				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
				MAGNUSSEN CHRISTOPHER J & LARSON DERIK C & SECRY OF HOUSING & URBAN		09/12/2008	QS	299,900	36351-073		
						08/22/1997	L	125,000	15421-243		
						05/21/1997	B	10	15188-039		

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	%
BP-18-12	05/08/2018	61	SITE VISIT	1,000	05/08/2019	SLB	100	100
		51	FIELD REVIEW		10/07/2013	LF	100	100
638	08/03/2006	3	ALTERATIONS				100	100
184	07/20/2005	2	ADDITIONS	10,000	05/08/2006	SLB	100	100
		3	ALTERATIONS		05/29/2003	KB	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,000	3	1.00	100	1.00	100	1.00	3	1.00		169,390

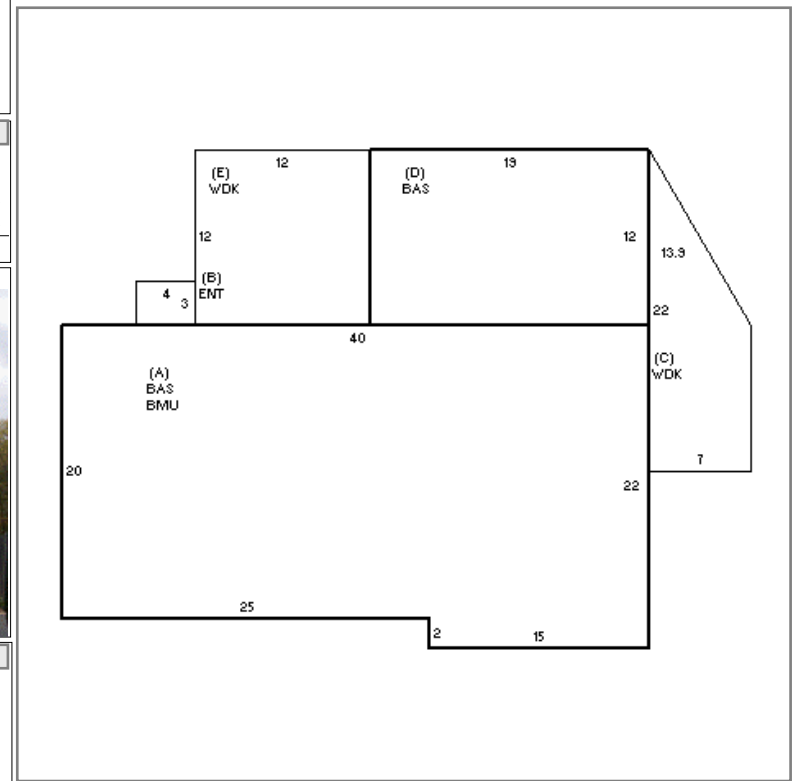
TOTAL	22,000 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 1. CHECK GARAGE. [PERMIT 010202 DECK. .		LAND	169,400	154,100
Inf1	FACTOR 100		BUILDING	209,900	193,200		
Inf2	PHY 100		DETACHED	3,300	3,200		
			OTHER	0	0		
			TOTAL	382,600	350,500		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	18 X 10	2018	180	20.44 3,300

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2019	SB
MODEL	1		RESIDENTIAL	LIST	5/8/2019	SB
STYLE	1	1.00	RANCH [100%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS
CHECK DECKS & GARAGE-NO GARAGE
FY07 - 5/8/06 - SLB - ADDITION, REMEASURED
DCKS, ADDED OPF & C/A fy 08 daycare fy 08sign



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YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	287,560
NET AREA	1,058	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	830		41.15	34,158		
\$NLA(RCN)	\$272	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	830	1961	222.84	184,954		
				ROOF SHAPE	1	GABLE	1.00	B	ENT	N	ENCLOSED ENTRY	12		81.08	973		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	256		31.60	8,090		
				FLOOR COVER	12	COMB	1.00	D	BAS	L	BASE AREA	228	2005	222.84	50,807		
				INT FINISH	1	PLASTER	1.00		FPL	O	FIREPLACE	1		6,456.00	6,456		
				HEATING/COOLING	11	HW/COOL AIR	1.04										
				FUEL SOURCE	1	OIL	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

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	\$209,900