

Key: 3936

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.401

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
SHEPPARD CHRISTOPHER L. PO BOX 333 E BRIDGEWATER, MA 02333				91-38-0				96 HARVARD ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
SHEPPARD CHRISTOPHER L.				07/15/2015	QS	262,900	45797-114					
ROMANO LAWRENCE M & MICHE				10/27/2006	QS	315,000	33579-239					
PANOS WILLIAM G				08/08/2005	H	299,900	31091-227					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,000 3	1.00	100	1.00	188,000	2.03	100	1.00	3	1.00	166,800

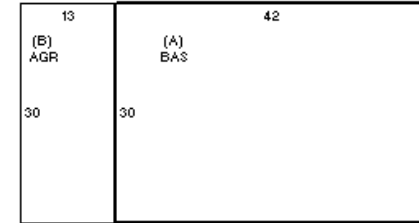
LAND

TOTAL	19,000 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N T 8334 O T E			LAND	166,800	151,700
Inf1	FACTOR 100				BUILDING	189,500	174,400
Inf2	PHY 100				DETACHED	0	0
					OTHER	0	0
				TOTAL	356,300	326,100	

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	%
		6	CYCL GROWTH		05/31/2016	SD	0	0
	05/18/2015	99	OTHER				0	0
		6	CYCL GROWTH		09/19/2013	LF	0	0
		6	CYCL GROWTH		10/27/2006		0	0

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								06/01/2016



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/19/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	4/15/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	278,717
NET AREA	1,260	DETAIL ADJ	0.969	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,260	1962	191.59	241,401	CONDITION ELEM	CD
\$NLA(RCN)	\$221	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	AGR	N	ATT GARAGE	390		75.18	29,322	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		6,017.00	6,017	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	G
				FLOOR COVER	99	N/A	1.00									BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																EFF.YR/AGE	1970 / 51
																COND	32 32 %
																FUNC	0
																ECON	0
																DEPR	32 % GD 68
																RCNLD	\$189,500