

Key: 3946

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.411

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MERCHANT FAMILY REVOC TRUST S/O MCADAMS CHRISTOPHER & MACK 465 HIGHLAND ST E BRIDGEWATER, MA 02333				92-13-0				465 HIGHLAND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCADAMS CHRISTOPHER & MAC				09/30/2022	QS	505,000	57288-207				
MERCHANT FAMILY REVOC TRU				07/02/2018	A	100	50001-049				
MERCHANT NORMAN K & SANDR				07/02/2018	A	100	50001-038				

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	%
3226	04/19/2017	3	ALTERATIONS	10,000				0
		6	CYCL GROWTH		10/10/2013	SLB		0
		51	FIELD REVIEW		09/10/2013	LF		0

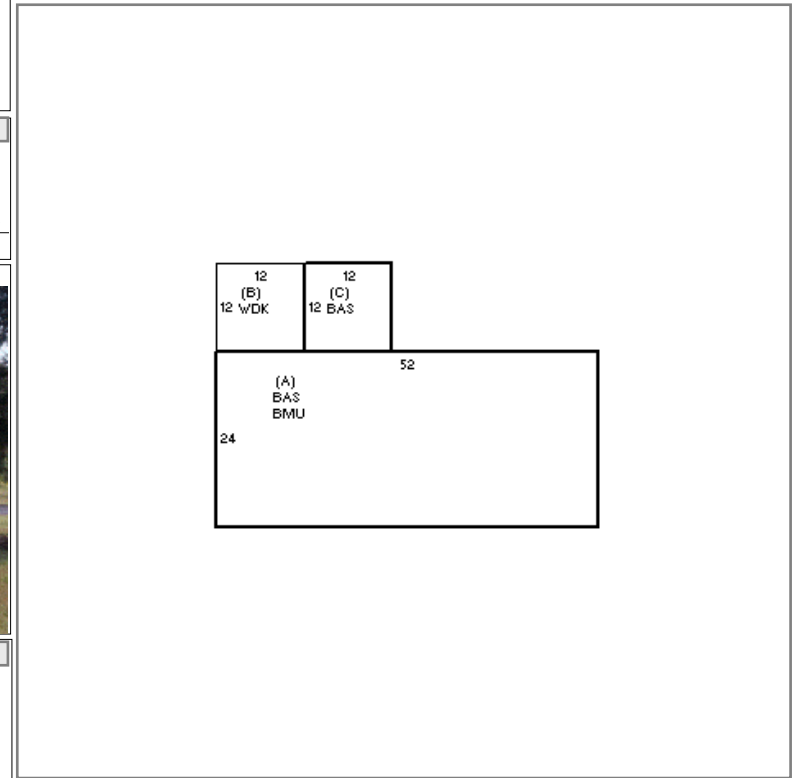
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	188,000

TOTAL	43,560 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 7683		LAND	188,000	171,000
Infl1	FACTOR 100		BUILDING	187,500	175,600		
Infl2	PHY 100		DETACHED	26,800	25,600		
			OTHER	0	0		
					TOTAL	402,300	372,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	10 0.90		1996	576	51.74	26,800



BUILDING	CD	ADJ	DESC	MEASURE	10/10/2013	SLB
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%]			



YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	328,868	
NET AREA	1,392	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,248		36.64	45,731	CONDITION ELEM	CD	
\$NLA(RCN)	\$236	OVERALL	1.000	EXT COVER	4	VINYL	1.00	B	WDK	N	WOOD DECK	144		31.60	4,550	EXTERIOR		
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	1,392	1962	193.32	269,102	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		6,017.00	6,017	KITCHEN		
				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	2	GAS	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1963 / 58
																	COND	43 43 %
																	FUNC	0
																	ECON	0
																	DEPR	43 % GD 57
																	RCNLD	\$187,500