

Key: 3967

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.431

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
466 HIGHLAND ST NOMINEE RLY TR MCELROY JAMES M & COURTNEY L P O BOX 811 E BRIDGEWATER, MA 02333				92-38-0				466 HIGHLAND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
466 HIGHLAND ST NOMINEE R				12/29/2020	A	1 54098-136					
MCELROY JAMES M & COURTNEY				07/18/2018	A	1 50055-042					
MCELROY NOMINEE REALTY TR				08/05/2015	A	1 45889-156					

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	%
3518	03/08/2018	3	ALTERATIONS	2,000				0
		6	CYCL GROWTH		09/10/2013	LF		0
	10/15/2012	3	ALTERATIONS	3,900				0
	03/27/2002	6	CYCL GROWTH		03/27/2002	KEO	100	100

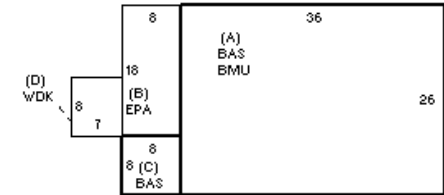
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,125 3	1.00	100	1.00	188,000	1.78	100	1.00	3	1.00	169,500

TOTAL	22,125 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 7552		LAND	169,500	154,200
Infl1	FACTOR 100		LAND	192,100	176,800		
Infl2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
			TOTAL	364,100	333,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00 40 0.60			200	20.44	2,500	09/16/2013



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/10/2013	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

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YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	278,470
NET AREA	1,000	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		39.63	37,091		
\$NLA(RCN)	\$278	OVERALL	1.000	EXT COVER	4	VINYL	1.00	B	EPA	N	ENCLOSED PORCH	144		74.40	10,714		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,000	1962	226.79	226,794		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	56		31.61	1,770		
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	U
ELECT	

EFF.YR/AGE	1971 / 50
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69

RCNLD	\$192,100
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