

Key: 399

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 349

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GOULSTON TODD & JULIE 20 HILLCREST RD E. BRIDGEWATER, MA 02333				7-30-0				20 HILLCREST RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GOULSTON TODD & JULIE				04/14/2005	A	1	30348-178				
GOULSTON TODD				11/17/1998	QS	151,000	16822-066				
BLACK JOHN J & MICHELLE R				03/26/1991	QS	122,500	10200-034				


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		05/17/2013	LF	0	0
		6	CYCL GROWTH		10/25/2007		0	0

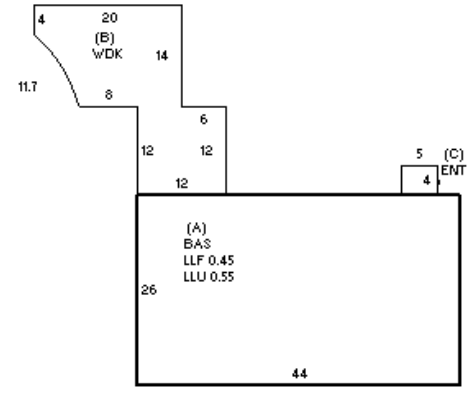
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,632	2	1.00	100	1.00	100	1.00	2	0.95		153,240

TOTAL	12,632 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 2	N O T E	LOT 3		LAND	153,200	139,400
Infl1	FACTOR 100		BUILDING	244,000	208,400		
Infl2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
<b>TOTAL</b>					<b>399,700</b>	<b>350,100</b>	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/28/2017
SHF	A	1.00	40 0.60	1999	200	20.44	2,500		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/17/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	3/18/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	312,801
NET AREA	1,144	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	629		61.74	38,833		
\$NLA(RCN)	\$273	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	LLF	N	LOWER LEVEL FIN	515		119.54	61,565		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,144	1984	167.00	191,044		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	341		31.60	10,776		
				FLOOR COVER	99	N/A	1.00	C	ENT	N	ENCLOSED ENTRY	20		81.10	1,622		
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				HEATING/COOLING	1	FORCED AIR	1.00										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	U

EFF.YR/AGE	1996 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$244,000