

Key: 4021

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.478

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GURNEY JACOB S & COLLEEN 258 BELMONT ST E BRIDGEWATER, MA 02333				93-27-0				258 BELMONT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GURNEY JACOB S & COLLEEN				07/28/2021	QS	420,000	(132405)				
BRAZIL LINDA M				01/10/2006	A	1	(108534)				
DOIRON CHARLES F &				07/28/1995	QS	125,600	0441-109				

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	%
398	05/04/2010	6	CYCL GROWTH		10/03/2022	SD	0	0
		6	CYCL GROWTH		08/24/2021	SD	0	0
		6	CYCL GROWTH		09/25/2017	SD	0	0
		6	CYCL GROWTH		10/03/2013	LF	0	0
		3	ALTERATIONS	6,520			0	0

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,960	3	1.00	100	188,000	1.65	100	1.00	3	1.00	171,080

TOTAL	23,960 SF	ZONING	#385107 #88309	FRNT	0	ASSESSED	LAND 171,100 BUILDING 249,700 DETACHED 0 OTHER 0 TOTAL 420,800	CURRENT	171,100 249,700 0 0 370,400	PREVIOUS	155,600 214,800 0 0 370,400
-------	-----------	--------	----------------	------	---	----------	--	---------	---	----------	---

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	NV 0.00		160	20.44	



BLDG COMMENTS	
---------------	--

BUILDING	CD	ADJ	DESC	MEASURE	10/3/2022	SD
MODEL	1		RESIDENTIAL	LIST	10/3/2022	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	4/15/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1952	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	1,512	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	756		38.76	29,302	
\$NLA(RCN)	\$226	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,008	1952	187.10	188,598	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	504	1952	170.02	85,692
STORIES	1.5	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	252		54.51	13,736		
ROOMS	5	1.00	FLOOR COVER	99	N/A	1.00	B	WDK	N	WOOD DECK	392		31.60	12,387		
BEDROOMS	3	1.00	INT FINISH	99	N/A	1.00	BMG	O	BSMT GARAGE	1			2,063.00	2,063		
BATHROOMS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1			6,819.00	6,819		
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00										
TOT FIXTURES	5	\$3,468	ARPUD	0		1.00										
# UNITS	1	1.00	AFFORDABLE	0		1.00										

TOTAL RCN	342,065
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	\$249,700

(B) WDK	(A) BMF 0.25 USF 0.50 BAS BMU 0.75
28	28
14	36