

Key: 4031

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.487

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SHERIDAN BRENDA L 42 BRENDA AVE E BRIDGEWATER, MA 02333				93-38-0				42 BRENDA AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SHERIDAN BRENDA L				07/30/2021	A	1	55395-266				
SHERIDAN JOHN R & BRENDA				05/28/1992	QS	135,000	11004-175				
HIGGINS LEWIS E & MARILYN				12/31/1970	QS		3642-306				

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		09/08/2015	SD	0	0
		51	FIELD REVIEW		09/10/2013		0	0

LAND

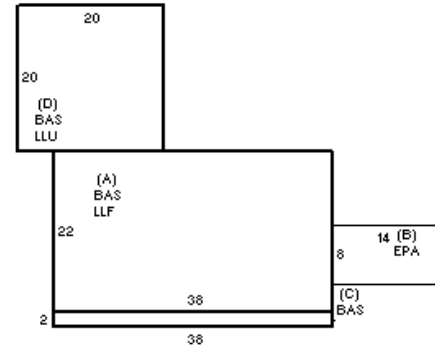
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	22,014 4	1.00	100	1.00	100	1.00	225,600	1.78	100	1.00	4 1.20	203,280

TOTAL	21,998 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 38		LAND	203,300	169,500
Inf1	FACTOR 100		BUILDING	252,400	215,100		
Inf2	PHY 100		DETACHED	5,000	4,600		
			OTHER	0	0		
TOTAL						460,700	389,200

DETACHED

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

PHOTO 09/09/2015



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/8/2015	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/15/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

BLDG

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	345,808
NET AREA	1,312	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLF	N	LOWER LEVEL FIN	836		115.88	96,874		
\$NLA(RCN)	\$264	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	112		74.40	8,333		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,312	1970	161.88	212,380		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	LLU	N	LOWER LEVEL UNF	400		59.84	23,937		
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				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	

EFF.YR/AGE	1980 / 41
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$252,400