Key: 4036

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3,492

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HART NINA L 98 BRENDA AVE E BRIDGEWATER, MA 02333	93-43-0	98 BRENDA AV

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HART NINA L	10/08/2010	A	62,657	39091-60
BERRY NINA L & HART WILLI	12/31/1992	QS	119,750	11553-081
MOORE RONNIE W & BELINDA	02/24/1988	QS	156,000	8301-161

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

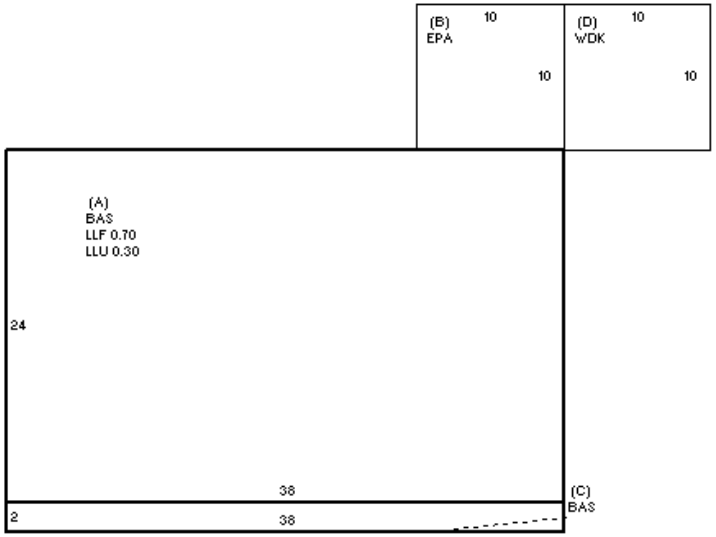
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		6	CYCL GROWTH		08/05/2015	SD	0	0
		51	FIELD REVIEW		08/05/2015	SD	0	0
		51	FIELD REVIEW		09/10/2013		0	0
		6	CYCL GROWTH		05/10/2004		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,000	4 1.00	100 1.00	100 1.00	225,600	1.78	100 1.00	4 1.20			203,270

TOTAL	21,998 SF	ZONING		FRNT	0
Ngh	RES 4	NOTE	LOT 33		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	203,300	169,500
BUILDING	215,100	183,400
DETACHED	13,800	13,000
OTHER	0	0
TOTAL	**432,200**	**365,900**



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
IPV	A 1.00	30 0.70		1990	648	19.48	8,800

PHOTO 09/15/2015

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.05	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/5/2015	SD
LIST		
REVIEW	4/16/2013	ER

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	988	DETAIL ADJ	1.081
$NLA(RCN)	$298	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	3	$2,205
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
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

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	274		67.39	18,464
A	LLF	N	LOWER LEVEL FIN	638		130.49	83,251
B	EPA	N	ENCLOSED PORCH	100		74.40	7,440
+	BAS	L	BASE AREA	988	1970	182.28	180,097
D	WDK	N	WOOD DECK	100		31.60	3,160

TOTAL RCN	294,617
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		$215,100