

Key: 4110

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.565

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CORREA DEREK & CLAUDIA F 238 BELMONT ST E BRIDGEWATER, MA 02333				94-7-0				238 BELMONT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CORREA DEREK & CLAUDIA F				02/11/2019	O	287,000	50802-175				
NILSON MICHAEL				12/11/2007	QS	300,000	35386-332				
LUTHER AMY E &				05/22/1990	A	70,000	9762-032				

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	%
BP-19-134	04/30/2019	51	FIELD REVIEW	5,620	03/10/2020	PW	0	0
		3	ALTERATIONS		05/04/2020	SLB	100	100
		6	CYCL GROWTH		04/25/2019	SD	0	0
		6	CYCL GROWTH		01/06/2017	JH	0	0
	12/19/2012	6	CYCL GROWTH		12/19/2012	LFF	0	0

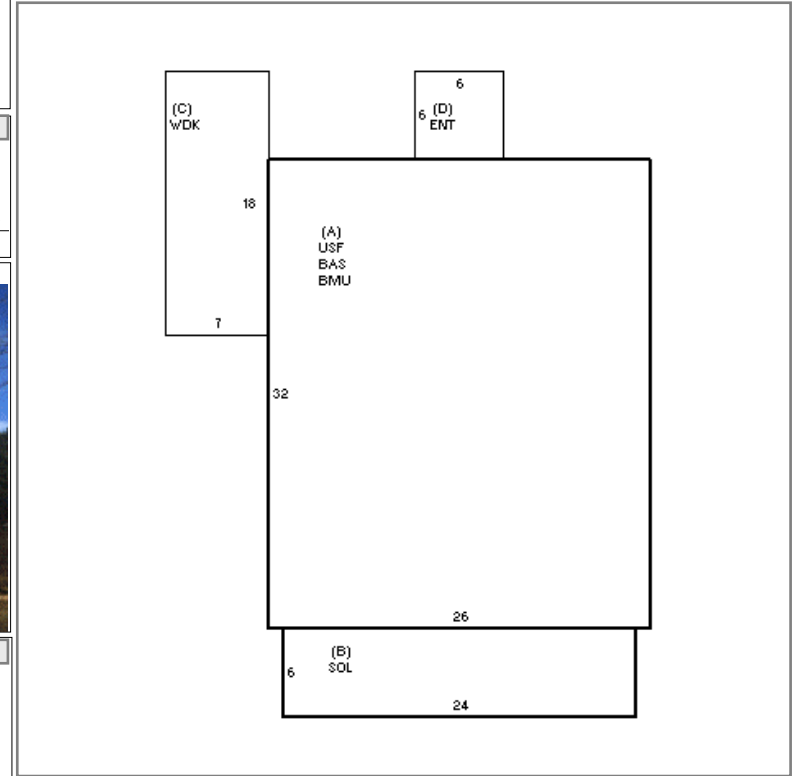
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	40,160 3	1.00	100	1.00	100	1.00	188,000	1.07	100	1.00	3	1.00	185,060

TOTAL	40,160 SF	ZONING	RES 3	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	185,100	168,300			
Inf1	FACTOR 100		BUILDING	233,900	221,400			
Inf2	PHY 100		DETACHED	15,900	15,100			
			OTHER	0	0			
TOTAL				434,900	404,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70		320	59.90	13,400
SHF	A	1.00	40 0.60		200	20.44	2,500



BUILDING	CD	ADJ	DESC	MEASURE	5/4/2020	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/16/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1928	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	
NET AREA	1,808	DETAIL ADJ	0.918	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	832		41.12	34,211	
\$NLA(RCN)	\$175	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	832	1928	162.31	135,046	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	832	2010	147.50	122,719
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	B	SOL	L	SOL/ 3 SEASON	144	1928	93.17	13,417		
ROOMS	7	1.00	FLOOR COVER	99	N/A	1.00	C	WDK	N	WOOD DECK	126		31.60	3,982		
BEDROOMS	3	1.00	INT FINISH	99	N/A	1.00	D	ENT	N	ENCLOSED ENTRY	36		81.11	2,920		
BATHROOMS	1	1.00	HEATING/COOLING	3	RADIANT	1.02										
# 1/2 BATHS	1	1.00	FUEL SOURCE	99	N/A	1.00										
TOT FIXTURES	6	\$3,745	ARPUD	0		1.00										
# UNITS	1	1.00	AFFORDABLE	0		1.00										

TOTAL RCN	316,040 <th>CONDITION ELEM</th> <th>CD</th>	CONDITION ELEM	CD
EXTERIOR			
INTERIOR			
KITCHEN			
BATHS			
HEAT			
ELECT			
EFF.YR/AGE	1984 / 37		
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74
RCNLD			\$233,900