

Key: 4260

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.668

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
HEGER GREGG C & DIANNE M & ROSS JAMES A JR 30 POINT DR E BRIDGEWATER, MA 02333				100-5-0				624 N BEDFORD ST			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				HEGER GREGG C & DIANNE M				02/24/2012	H	305,000	41015-271
DAVENPORT EDNA M				06/07/1994	A	1	12934-135				
DAVENPORT EDNA M				06/06/1994	A	1	12934-135				

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 %
863		6	CYCL GROWTH		09/03/2021	SD	0 0
430	03/08/2007	6	CYCL GROWTH		09/16/2013	LF	0 0
302	02/28/2006	2	ADDITIONS	230,000	04/02/2008		0 0
	10/03/2005	3	ALTERATIONS	4,000			100 100
		3	ALTERATIONS	7,200			100 100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 7	1.00	100	1.00	100	1.00	178,600	1.00	100	7	0.95
300	A	1,000 7	1.00	100	1.00	100	1.00	5,700	1.00	100	ELP	1.00

DETACHED

TOTAL	2.000 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	NOTE	LAND	184,300	167,700		
Infl1	FACTOR 100		BUILDING	395,500	372,800		
Infl2	PHY 100		DETACHED	16,900	16,000		
			OTHER	0	0		
			TOTAL	596,700	556,500		

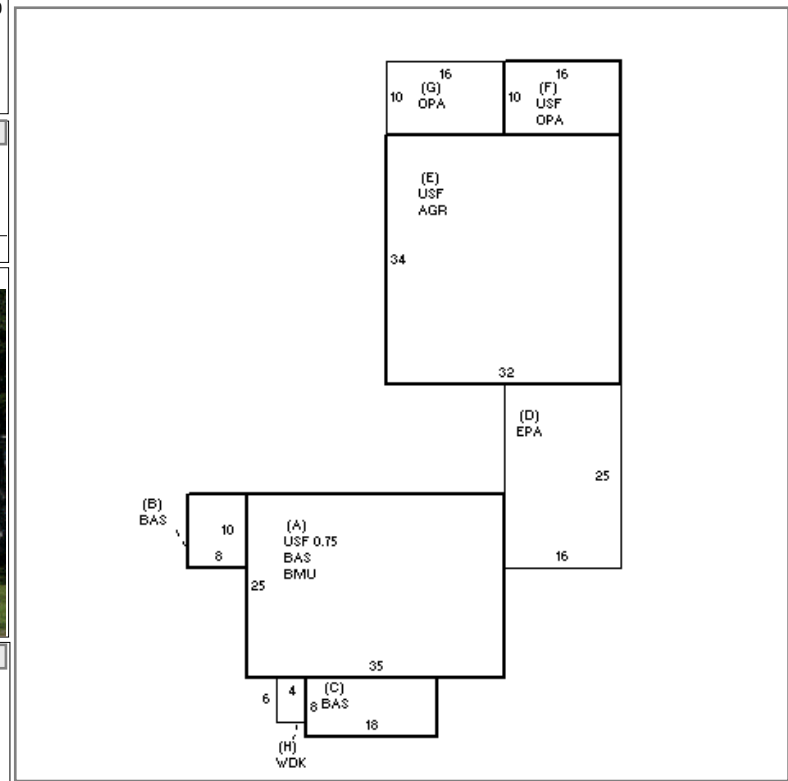
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 30 0.70			352	58.24	14,400
SHF	A	1.00 40 0.60			200	20.44	2,500



BUILDING	CD	ADJ	DESC	MEASURE	9/3/2021	SD
MODEL	1		RESIDENTIAL	LIST	9/3/2021	SD
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/16/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	534,525
NET AREA	3,003	DETAIL ADJ	0.900	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	875		40.46	35,403		
\$NLA(RCN)	\$178	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	656	1920	120.81	79,254		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,099	1920	132.95	146,111		
STORIES	1.75	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	D	EPA	N	ENCLOSED PORCH	400		74.40	29,760			
ROOMS	9	1.00	FLOOR COVER	1	HARDWOOD	1.00	E	AGR	N	ATT GARAGE	1,088		60.72	66,067			
BEDROOMS	4	1.00	INT FINISH	99	N/A	1.00	+	USF	L	UPPER STORY FIN	1,248	2007	120.81	150,777			
BATHROOMS	3	1.00	HEATING/COOLING	1	FORCED AIR	1.00	+	OPA	N	OPEN PORCH	320		42.70	13,664			
# 1/2 BATHS	1	1.00	FUEL SOURCE	99	N/A	1.00	H	WDK	N	WOOD DECK	24		31.58	758			
TOT FIXTURES	12	\$7,344	ARPUD	0		1.00	KIT	O	XTRA KITCHEN	1			5,387.00	5,387			
# UNITS	1	1.00	AFFORDABLE	0		1.00											



CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1983 / 38
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74

RCNLD	\$395,500
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