

Key: 4271

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.675

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
J & K REALTY CORP C/O D W CLARK 692 NORTH BEDFORD ST P O BOX 448 E BRIDGEWATER, MA 02333				100-15-0				692 N BEDFORD ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
J & K REALTY CORP CLARK D W & CO INC BUREK JEFFREY				07/22/1988	A	100	8597-012					
					A		4083-480					
					A		8597-008					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	43,560	C3	1.00	100	201,400	1.00	100	1.00	C3	1.00	201,400
303	A	0.270	C3	1.00	100	8,300	1.00	100	1.00	C3	1.00	2,240

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
4000	100	MANUFACT BLDG				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
77	08/15/2007	51	FIELD REVIEW		05/08/2018	RJM	100	100
		6	CYCL GROWTH		07/22/2013	DF	100	100
		5	SPLIT/SUB		03/16/2009	DF	100	100
		3	ALTERATIONS	20,000			100	100

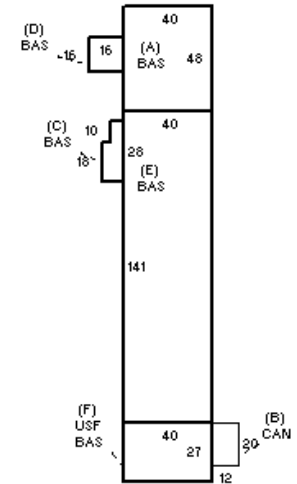
DE  
TACH  
ED

TOTAL	1.270 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	C3	NOTE			LAND	203,600	196,800
Inf1	FACTOR 100		LAND	388,600	370,100		
Inf2	PHY 100		DETACHED	5,600	5,400		
			OTHER	0	0		
					<b>TOTAL</b>	<b>597,800</b>	<b>572,300</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PAV	A	1.00	70 0.30		3,000	3.70	3,300
OSH	G	1.20	30 0.70	12X30	360	9.13	2,300



BLDG COMMENTS  
D W CLARKE (FOUNDRY)



BU  
ILD  
ING

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2018	RJM
MODEL	5		CIM-5	LIST	5/8/2018	RJM
STYLE	63	0.67	LIGHT MANUF. [79%]	REVIEW	6/8/2018	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [68%]			

YEAR BLT	1958	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	10,216	DETAIL ADJ	0.585	FOUNDATION	2	SLAB	1.00
\$NLA(RCN)	\$70	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98
CAPACITY				ROOF SHAPE	4	FLAT/SHED	0.98
STORIES	2	ADJ	1.00	ROOF COVER	11	MEMBRANE	1.02
% HEATED	100		1.00	FLOOR COVER	9	CONCRETE	0.95
% AIR COND	18		1.00	INT. FINISH	6	MINIMUM	0.95
% SPRINKLER	0		1.00	HEATING/COOL	1	FORCED AIR	1.00
				FUEL SOURCE	2	GAS	1.00
				ARPUD	0		1.00
				AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	1,920	1981	70.00	134,394
B	CAN	N	CANOPY	240		18.90	4,536
C	BAS	L	BASE AREA	240	1958	70.00	16,799
D	BAS	L	BASE AREA	256	1981	70.00	17,919
E	BAS	L	BASE AREA	5,640	1958	70.00	394,782
F	BAS	L	BASE AREA	1,080	1958	70.00	75,597
F	USF	L	UP-STRY FIN	1,080	1958	70.00	75,597

TOTAL RCN	719,624
CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
CDN/APP	A
EFF.YR/AGE	1966 / 55
COND	46 46%
FUNC	0
ECON	0
DEPR	46 % GD 54
RCNLD	\$388,600