

Key: 4315

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.714

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SULLIVAN DANIEL T & DIANE E 55 MARJAN DR E BRIDGEWATER, MA 02333				102-6-0				55 MARJAN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SULLIVAN DANIEL T & DIANE				05/03/1994	QS	209,000	12854-134				
NAZZARO WILLIAM E & ALICE				09/28/1987	QS	260,000	8027-332				
NORWOZI ALIREZA E				02/10/1984	QS	5571-458					

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	%
1290	08/27/2012	6	CYCL GROWTH ALTERATIONS	8,000	11/13/2014	LF	0	0
		3			11/13/2014	LF	0	0

LAND

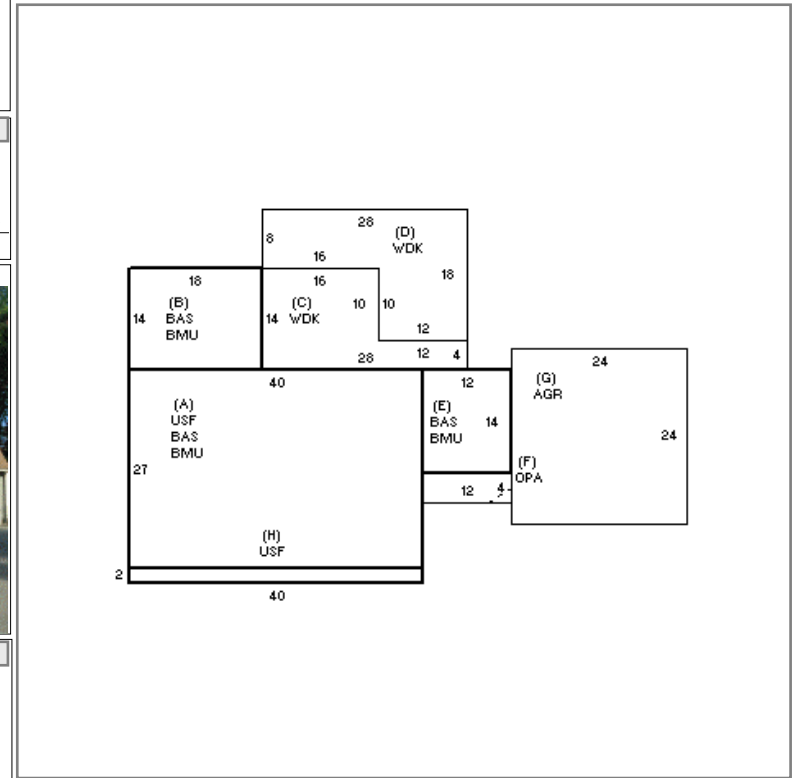
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	42,766 4	1.00	100	1.00	225,600	1.01	100	1.00	4	1.20	224,790

DETAILED

TOTAL	42,776 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 6		LAND	224,800	187,400
Inf1	FACTOR 100		BUILDING	389,800	344,400		
Inf2	PHY 100		DETACHED	20,600	19,500		
			OTHER	0	0		
<b>TOTAL</b>					<b>635,200</b>	<b>551,300</b>	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LBN	A	1.00	10 0.90	1991	576	34.98	18,100
SHF	A	1.00	40 0.60		200	20.44	2,500

PHOTO 11/13/2014



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/13/2014	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/17/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	506,230
NET AREA	2,660	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,500		35.15	52,727		
\$NLA(RCN)	\$190	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,500	1987	149.07	223,607		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	616		31.60	19,466		
				ROOF COVER	1	ASPH SHINGLES	1.00	F	OPA	N	OPEN PORCH	48		42.71	2,050		
				FLOOR COVER	99	N/A	1.00	G	AGR	N	ATT GARAGE	576		67.88	39,101		
				INT FINISH	99	N/A	1.00	+	USF	L	UPPER STORY FIN	1,160	1987	135.47	157,140		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O		FPL 2S 1OP	1		6,819.00	6,819		
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1993 / 28
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$389,800