

Key: 4420

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.805

LEGALLAND

CURRENT OWNER				PARCEL ID				LOCATION			
OLEARY DANIEL & KATHLEEN 315 WASHINGTON ST E BRIDGEWATER, MA 02333				106-4-0				315 WASHINGTON ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
OLEARY DANIEL & KATHLEEN				11/16/2017	QS	340,000		49188-031			
PARTNERS CHOICE PROPRTIE				03/31/2015	B	100		45391-175			
315 WASHINGTON REALTY TRU				12/01/2014	N	105,000		45001-046			

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		08/28/2017	SD	0	0
		51	FIELD REVIEW		02/05/2015	PW	0	0
		51	FIELD REVIEW		09/16/2013	LF	0	0
		6	CYCL GROWTH		10/18/2010	SLB	0	0

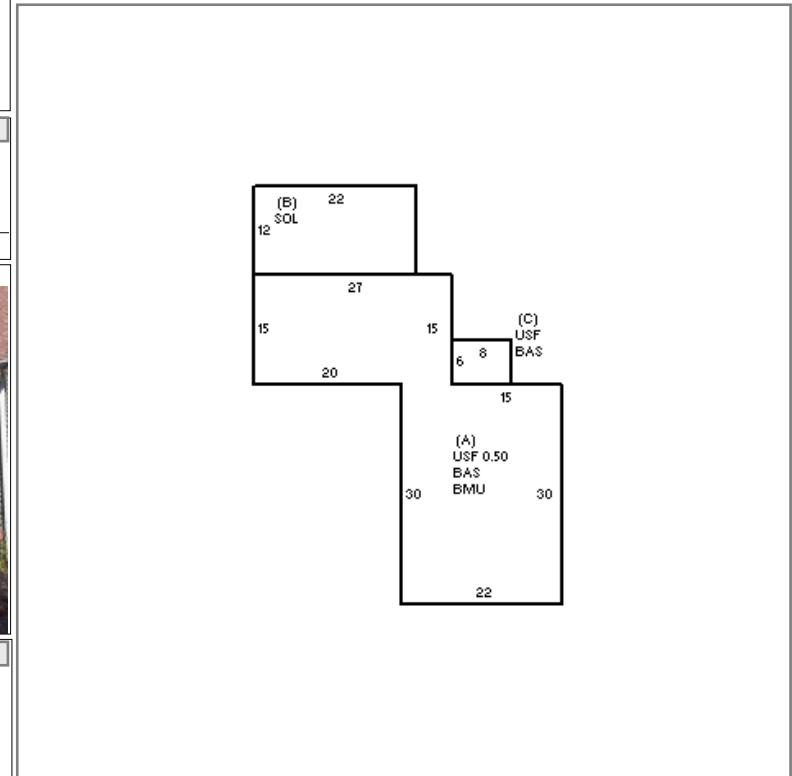
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,780	3	1.00	100	1.00	100	1.00	3	1.00		169,200

TOTAL	21,780 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 13915		LAND	169,200	153,900
Inf1	FACTOR 100		BUILDING	246,900	233,500		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
			TOTAL	418,600	389,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500



BLDG COMMENTS



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	8/28/2017	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	4/18/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1800	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	342,852	
NET AREA	1,958	DETAIL ADJ	0.918	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	1,065		38.17	40,651	CONDITION ELEM	CD	
\$NLA(RCN)	\$175	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	581	1800	146.48	85,106	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	SOL	L	SOL/ 3 SEASON	264	1800	93.18	24,599	INTERIOR	A	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,113	1800	161.19	179,410	KITCHEN	A	
				FLOOR COVER	99	N/A	1.00		F22	O	FPL 2S 2OP	1		9,341.00	9,341	BATHS	A	
				INT FINISH	99	N/A	1.00									HEAT	U	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	U	
				FUEL SOURCE	2	GAS	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1976 / 45
																	COND	28 28 %
																	FUNC	0
																	ECON	0
																	DEPR	28 % GD 72
																	RCNLD	\$246,900