

Key: 4522

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.854

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
AVERY MONICA & DEREK 159 PINE STREET E BRIDGEWATER, MA 02333				107-24-0				159 PINE ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
AVERY MONICA & DEREK				10/10/2006	A	1 33488-014					
HARRINGTON MONICA &				07/30/2004	QS	350,000 28776-142					
SIRVA RELOCATION LLC				07/30/2004	N	350,000 28776-140					

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-21-537	11/09/2021	4	DEMO	150,000				0 100
		6	CYCL GROWTH		07/21/2021	SD		0 0
	09/04/2013	6	CYCL GROWTH		09/26/2013	SLB		0 0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	43,560 3	1.00	100	1.00	100	1.00	188,000	1.00	100	1.00	3 1.00	188,000
300	A	0.200 3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP 1.00	1,140

TOTAL	1.200 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT B	LAND	189,100	172,000	
Inf1	FACTOR 100			BUILDING	248,600	204,000	
Inf2	PHY 100			DETACHED	2,500	2,300	
				OTHER	0	0	
				<b>TOTAL</b>	<b>440,200</b>	<b>378,300</b>	

DETACHED

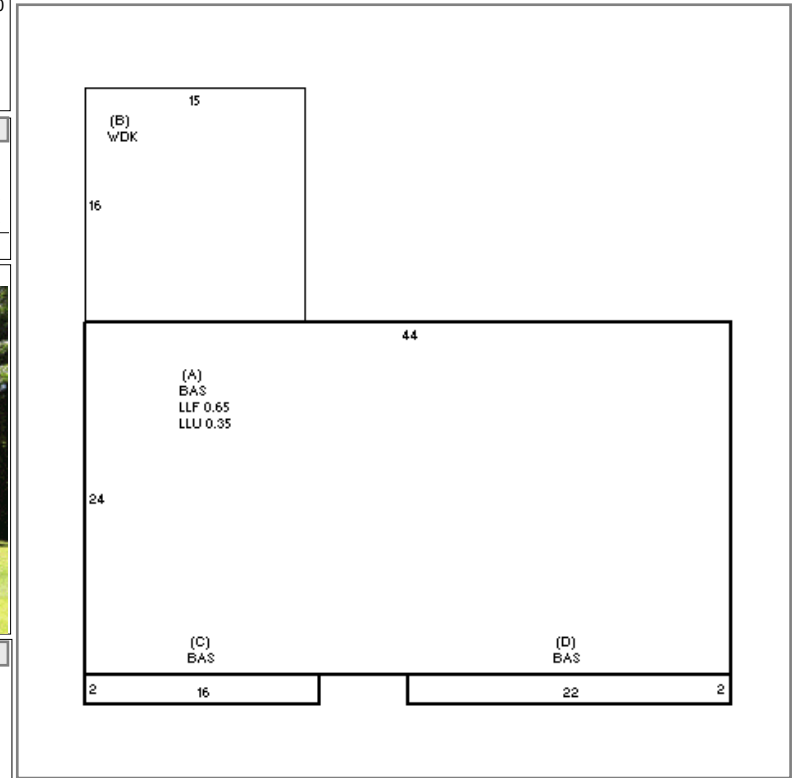
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00 40 0.60			200	20.44	2,500	06/15/2022



BUILDING	CD	ADJ	DESC	MEASURE	6/14/2022	SD
MODEL	1		RESIDENTIAL	LIST	6/14/2022	SD
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/18/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1979	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	327,144
NET AREA	1,132	DETAIL ADJ	1.081	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	370		64.39	23,826	CONDITION ELEM	CD
\$NLA(RCN)	\$289	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	LLF	N	LOWER LEVEL FIN	686		124.69	85,538	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	240		31.60	7,584	INTERIOR	G
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,132	1979	174.19	197,180	KITCHEN	
				FLOOR COVER	99	N/A	1.00		F22	O	FPL 2S 2OP	1		9,341.00	9,341	BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT	
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



EFF.YR/AGE	1990 / 31
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$248,600