

Key: 458

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 404

LEGAL

LAND

DETACHED

BUILDING

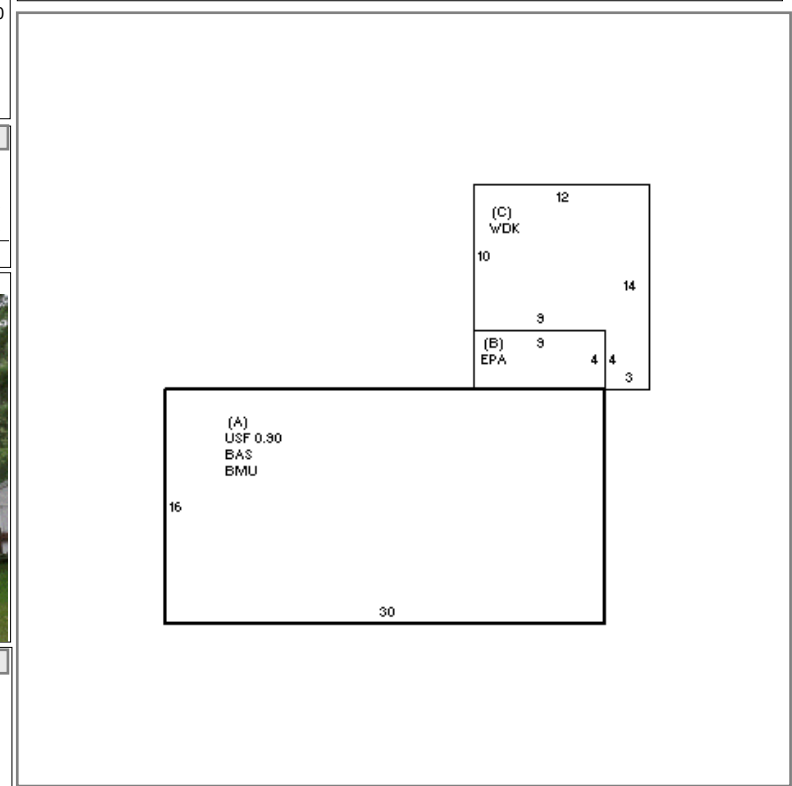
CURRENT OWNER				PARCEL ID				LOCATION			
TALABACH NICHOLAS K 2118 WASHINGTON ST E BRIDGEWATER, MA 02333				8-11-0 2118 WASHINGTON ST							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TALABACH NICHOLAS K				08/25/2020	QS	340,000	53306-298				
BARNARD SAMUEL R & DORIS				11/06/1955	QS		2453-251				

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-19-24 18-545	02/05/2019 10/19/2018	6 3 5 6 6	CYCL GROWTH ALTERATIONS SPLIT/SUB CYCL GROWTH CYCL GROWTH	6,000	09/03/2020 09/03/2020 01/02/2019 06/03/2013 03/17/2008	SD SLB LF	0 0 0 100 0 0 0 0 0 0

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	188,000	1.00	100	3	1.00		188,000
300	A	1,358 3	1.00	100	1.00	1,140	1.00	20	0.20	ELP	1.00	1,550

TOTAL	2.358 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3		N O T E	T 5081/ DRAINAGE ESMT- wet		LAND	189,600	172,400
Inf1	FACTOR 100			BUILDING	152,100	146,000		
Inf2	PHY 100			DETACHED	6,900	6,600		
				OTHER	0	0		
				TOTAL		348,600	325,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CPD	A	1.00 40 0.60		1990	264	17.23	2,700
FBN	A	1.00 70 0.30			437	32.33	4,200



BUILDING	CD	ADJ	DESC	MEASURE	9/3/2020	SD
MODEL	1		RESIDENTIAL	LIST	9/3/2020	SD
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/18/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	214,244
NET AREA	912	DETAIL ADJ	0.900	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	480		50.90	24,434	CONDITION ELEM	CD
\$NLA(RCN)	\$235	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	480	1949	207.58	99,637	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	432	1949	188.63	81,488	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	36		74.39	2,678	KITCHEN	
				FLOOR COVER	99	N/A	1.00	C	WDK	N	WOOD DECK	132		31.60	4,171	BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

EFF.YR/AGE	1975 / 46	
COND	29	29 %
FUNC	0	
ECON	0	
DEPR	29	% GD 71
RCNLD	\$152,100	