

Key: 4614

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.940

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FERGUSON ROSS I 64 OLD OAK ST E BRIDGEWATER, MA 02333				115-13-0				64 OLD OAK ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FERGUSON ROSS I				12/23/2019	QS	297,500	52137-292				
TAYEH AMELIA T				10/26/2017	A	100	49097-177				
TAYEH EMILE C				03/07/2011	U	65,000	39724-16				

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-21-413	08/26/2021	3	ALTERATIONS	43,190	12/06/2021	SB	100	100
		6	CYCL GROWTH		04/28/2020	SDP	0	0
		6	CYCL GROWTH		05/06/2014	LF	0	0


LAND

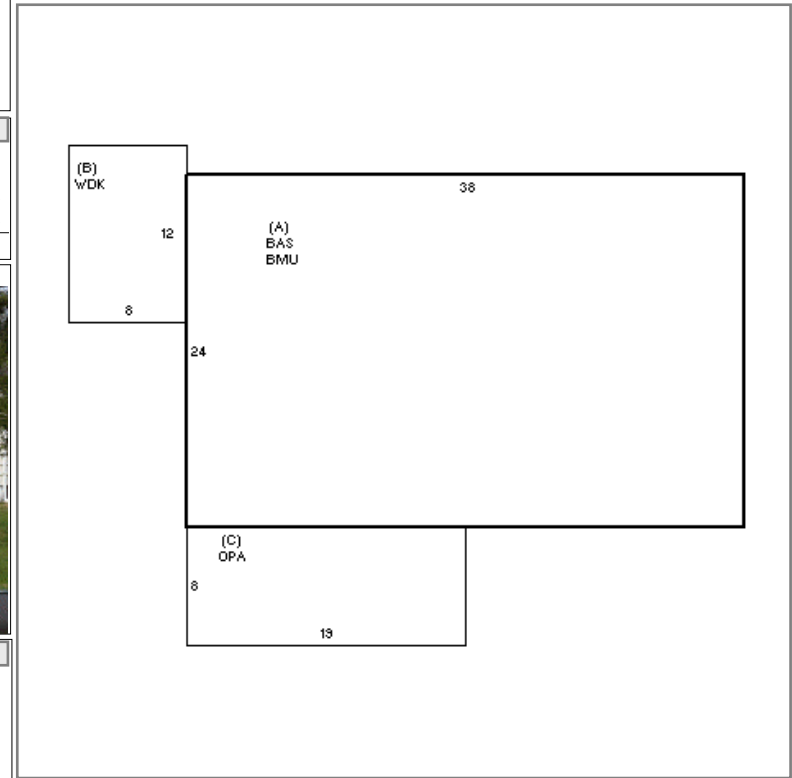
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	22,500 3	1.00	100	1.00	100	1.00	188,000	1.75	100	1.00	3	1.00	169,820

TOTAL	22,500 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 13745		LAND	169,800	154,500
Inf1	FACTOR 100		BUILDING	147,300	134,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	317,100	289,200		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								04/28/2020





BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/6/2021	SLB
MODEL	1		RESIDENTIAL	LIST	4/28/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	4/18/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	272,724
NET AREA	912	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	912		39.94	36,425		
\$NLA(RCN)	\$299	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	912	1960	235.25	214,551		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	96		31.60	3,034		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	152		42.70	6,490		
				FLOOR COVER	99	N/A	1.00		F11	O	BSMT GARAGE	2		2,063.00	4,126		
				INT FINISH	99	N/A	1.00				FPL 1S 1OP	1		6,017.00	6,017		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1960 / 61
COND	46 46 %
FUNC	0
ECON	0
DEPR	46 % GD 54
RCNLD	\$147,300