

Key: 463

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 409

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---------------------------|--|--|--|---------------------------|--|--|--|------------|----|------------|--------------|
| SMALLEY THOMAS W & ANGELA | | | | 8-18-0 | | | | 2 POND ST | | | |
| 2 POND ST | | | | TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) |
| E BRIDGEWATER, MA 02333 | | | | SMALLEY THOMAS W & ANGELA | | | | 05/29/1992 | QS | 108,600 | 11011-010 |
| | | | | MAITLAND JOHN A & PIRCIO | | | | 09/16/1981 | QS | | 5054-337 |

| 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 | % |
| 386 | 02/23/2004 | 6 | CYCL GROWTH | | 09/04/2013 | LS | 0 | 0 |
| 95 | 05/14/2001 | 3 | ALTERATIONS | 5,000 | | | 100 | 100 |
| | | 2 | ADDITIONS | | 04/30/2002 | SLB | 100 | 100 |

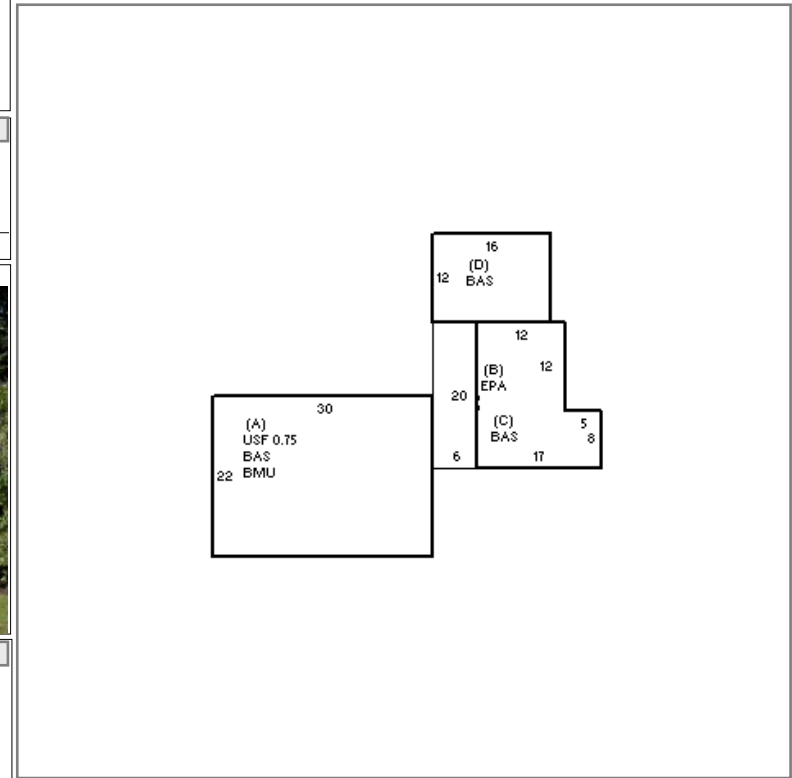
LAND

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|-------|----------|------|-------|------|----|------------|-----------|
| 100 | S | 17,424 3 | 1.00 | 100 | 1.00 | 188,000 | 2.20 | 100 | 1.00 | 3 | 1.00 | 165,440 |

| | | | | | | | |
|-------|------------|------------------|----------|---------|----------|---------|----------|
| TOTAL | 17,424 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Ngh | RES 3 | N O T E | T 12965 | | LAND | 165,400 | 150,500 |
| Infl1 | FACTOR 100 | | LAND | 191,000 | 166,300 | | |
| Infl2 | PHY 100 | | BUILDING | 14,900 | 14,200 | | |
| | | | DETACHED | 0 | 0 | | |
| | | | OTHER | | | | |
| | | | TOTAL | 371,300 | 331,000 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|--------------|----------|----|-------|-----------|--------|
| IPV | A | 1.00 30 0.70 | | | 1,160 | 18.40 | 14,900 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 9/4/2013 | LS |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 4/30/2002 | SLB |
| STYLE | 4 | 1.00 | CAPE [100%] | REVIEW | 3/18/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

BUILDING

| YEAR BLT | 1948 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 335,067 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 1,627 | DETAIL ADJ | 1.020 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 660 | | 44.59 | 29,429 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$206 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLES | 1.00 | A | USF | L | UPPER STORY FIN | 495 | 1948 | 165.34 | 81,844 | EXTERIOR | | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | B | EPA | N | ENCLOSED PORCH | 120 | | 74.40 | 8,928 | INTERIOR | | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | BAS | L | BASE AREA | 1,132 | 1948 | 181.95 | 205,966 | KITCHEN | | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | | F21 | O | FPL 2S 1OP | 1 | | 6,819.00 | 6,819 | BATHS | | | |
| | | | | INT FINISH | 99 | N/A | 1.00 | | | | | | | | | HEAT | | | |
| | | | | HEATING/COOLING | 2 | HOT WATER | 1.02 | | | | | | | | | ELECT | | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1963 / 58 |
| | | | | | | | | | | | | | | | | | | COND | 43 43 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 43 % GD 57 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$191,000 |