

Key: 4631

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3.953

LEGALS

| CURRENT OWNER  |   |          |     | PARCEL ID  |      |            |              | LOCATION   |      |    |            |           |
|--|---|----------|-----|------------|------|------------|--------------|------------|------|----|------------|-----------|
| PLANT PATRICK E & DEBORAH J<br>114 OAK ST<br>E BRIDGEWATER, MA 02333 |   |          |     | 115-30-0   |      |            |              | 114 OAK ST |      |    |            |           |
| TRANSFER HISTORY   |   |          |     | DOS        | T    | SALE PRICE | BK-PG (Cert) |            |      |    |            |           |
| PLANT PATRICK E & DEBORAH  |   |          |     | 05/20/1994 | QS   | 130,000    | 12893-102    |            |      |    |            |           |
| ODONNELL PAUL E JR & CIND  |   |          |     | 04/08/1991 | D    | 45,000     | 10221-233    |            |      |    |            |           |
| GILL RICHARD T & LORNA S   |   |          |     | 09/28/1976 | QS   |            | 4202-734     |            |      |    |            |           |
| CD   | T | AC/SF/UN | Ngh | Inf1       | Inf2 | ADJ BASE   | SAF          | Inf3       | Lpi  | VC | CREDIT AMT | ADJ VALUE |
| 100  | S | 35,191   | 3   | 1.00       | 100  | 188,000    | 1.19         | 100        | 1.00 | 3  |            | 180,780   |

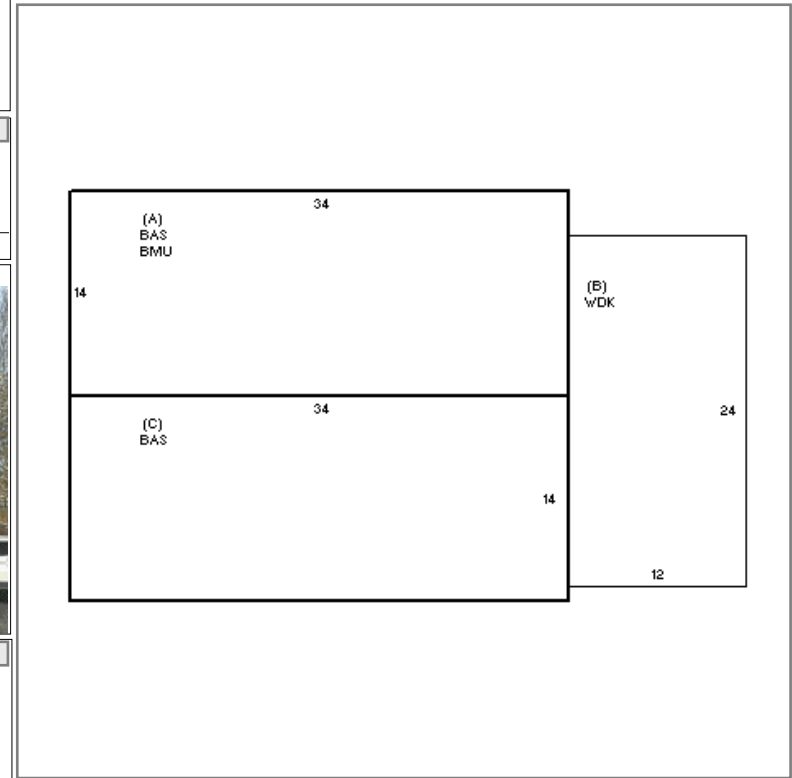
| CLASS  | CLASS%     | DESCRIPTION   |             |        | BN ID      | BN  | CARD   |     |
|--------|------------|---------------|-------------|--------|------------|-----|--------|-----|
| 1010   | 100        | SINGLE FAMILY |             |        |            | 1   | 1 of 1 |     |
| PMT NO | PMT DT     | TY            | DESC        | AMOUNT | INSP       | BY  | 1st    | %   |
| 519    | 05/16/2006 | 6             | CYCL GROWTH |        | 11/06/2020 | SD  | 0      | 0   |
|        |            | 6             | CYCL GROWTH |        | 05/01/2013 | LF  | 0      | 0   |
|        |            | 3             | ALTERATIONS | 1,600  | 06/07/2006 | SLB | 100    | 100 |

LAND

| TOTAL | 35,196 SF  | ZONING           | FRNT         | 0              | ASSESSED       | CURRENT | PREVIOUS |
|-------|------------|------------------|--------------|----------------|----------------|---------|----------|
| Ngh   | RES 3      | N<br>O<br>T<br>E | LOT 3        |                | LAND           | 180,800 | 164,400  |
| Inf1  | FACTOR 100 |                  | BUILDING     | 203,600        | 185,800        |         |          |
| Inf2  | PHY 100    |                  | DETACHED     | 0              | 0              |         |          |
|       |            |                  | OTHER        | 0              | 0              |         |          |
|       |            |                  | <b>TOTAL</b> | <b>384,400</b> | <b>350,200</b> |         |          |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO  |
|----|------|------|----------|----|-------|-----------|-------|--|
|    |      |      |          |    |       |           |       | 11/10/2020   |
|    |      |      |          |    |       |           |       |  |



BUILDING

| BUILDING | CD | ADJ  | DESC               | MEASURE | 11/6/2020 | SD |
|----------|----|------|--------------------|---------|-----------|----|
| MODEL    | 1  |      | RESIDENTIAL        | LIST    | 11/6/2020 | SD |
| STYLE    | 3  | 1.05 | SPLIT LEVEL [100%] | REVIEW  | 4/19/2013 | ER |
| QUALITY  | A  | 1.00 | AVERAGE [100%]     |         |           |    |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%]  |         |           |    |

| YEAR BLT   | 1990  | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     | TOTAL RCN | 261,055 |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|-----------|---------|
| NET AREA   | 952   | DETAIL ADJ | 1.050 | FOUNDATION      | 4  | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 476   |      | 51.08     | 24,313  |           |         |
| \$NLA(RCN) | \$274 | OVERALL    | 1.000 | EXT COVER       | 3  | ALUMINUM       | 1.00 | B | WDK | N | WOOD DECK       | 288   |      | 31.60     | 9,101   |           |         |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | + | BAS | L | BASE AREA       | 952   | 1990 | 236.87    | 225,499 |           |         |
|            |       |            |       | ROOF COVER      | 1  | ASPH SHINGLES  | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | FLOOR COVER     | 99 | N/A            | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | INT FINISH      | 99 | N/A            | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | HEATING/COOLING | 1  | FORCED AIR     | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | FUEL SOURCE     | 99 | N/A            | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | ARPUD           | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |           |         |
|            |       |            |       | AFFORDABLE      | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |           |         |

| CONDITION ELEM | CD |
|----------------|----|
| EXTERIOR       | G  |
| INTERIOR       |    |
| KITCHEN        |    |
| BATHS          |    |
| HEAT           |    |
| ELECT          |    |

|            |            |
|------------|------------|
| EFF.YR/AGE | 1996 / 25  |
| COND       | 22 22 %    |
| FUNC       | 0          |
| ECON       | 0          |
| DEPR       | 22 % GD 78 |
| RCNLD      | \$203,600  |