Key: 4669

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 3,988

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
SANTOS SONIA 264 PINE ST E BRIDGEWATER, MA 02333	116-32-0	264 PINE ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
SANTOS SONIA	02/23/2011	N	285,000	39685-94
MITCHELL DAVID F & LYN M	05/25/1999	QS	187,000	17490-043
ODDIE DAVID L & PATRICIA	09/24/1979	QS		4726-450

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-21-126	03/30/2021	3	ALTERATIONS	16,445	04/26/2021	SLB	100	100
		6	CYCL GROWTH		06/09/2017	SD	0	0
		6	CYCL GROWTH		07/22/2010	SLB	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,266	3 1.00	100 1.00	100 1.00	188,000	1.48	100 1.00	3 1.00			173,940

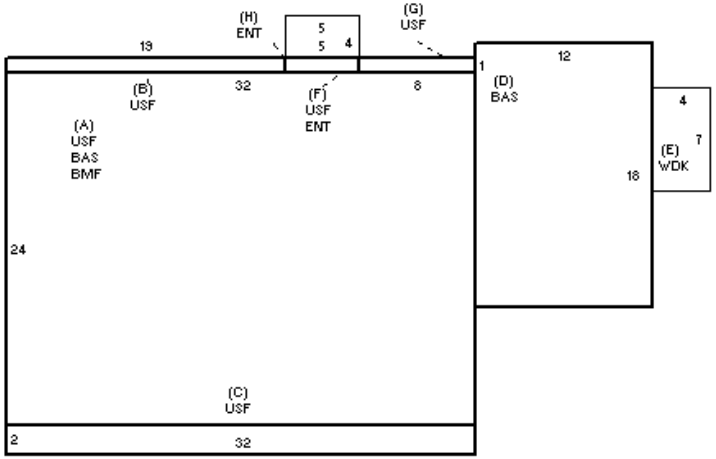
TOTAL	27,266 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	173,900	158,200
BUILDING	231,200	206,300
DETACHED	13,800	13,000
OTHER	0	0
TOTAL	**418,900**	**377,500**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60			200	20.44	2,500
SHF	A 1.00	40 0.60			200	20.44	2,500
IPV	A 1.00	30 0.70		1990	648	19.48	8,800

PHOTO 04/26/2021



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	0.95	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/26/2021	SLB
LIST	4/26/2021	SLB
REVIEW	4/19/2013	ER

BLDG COMMENTS

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,848	DETAIL ADJ	0.950
$NLA(RCN)	$184	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$5,168
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
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

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMF	N	BSMT FINISH-SEP	768		59.39	45,611
+	USF	L	UPPER STORY FIN	864	1970	147.08	127,074
+	BAS	L	BASE AREA	984	1970	161.85	159,260
E	WDK	N	WOOD DECK	28		31.61	885
+	ENT	N	ENCLOSED ENTRY	25		81.12	2,028

TOTAL RCN	340,026
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1970 / 51	
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD		$231,200