

Key: 4753

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.055

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
OHANLEY CARA E 805 SUMMER ST E BRIDGEWATER, MA 02333				121-3-0				805 SUMMER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
OHANLEY CARA E				10/26/2020	QS	390,000	53687-306				
MCLAUGHLIN NELS				07/12/2013	QS	255,000	43335-050				
DEWHURST JEFFREY & LAURIE				10/15/2012	S	127,500	42095-162				

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	%
2930	05/17/2016	6	CYCL GROWTH		03/19/2021	SD	0	0
	05/02/2014	7	DETACHED BLD	2,500	05/03/2017	SLB	100	100
		6	CYCL GROWTH		05/02/2014	PW	0	0
		6	CYCL GROWTH		09/09/2013	LF	0	0
		6	CYCL GROWTH		01/04/2013	LFF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	188,000
300	A	1,250 3	1.00	100	1.00	570	1.00	10	0.10	ELP	1.00	710

TOTAL	2.250 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE T 13851 Back acres wet/flood zone			LAND	188,700	171,700
Infl1	FACTOR 100		BUILDING	225,900	207,800		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					<b>TOTAL</b>	<b>414,600</b>	<b>379,500</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 NV 0.00	10 X 16	2016	160	20.44	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/3/2017	SLB
MODEL	1		RESIDENTIAL	LIST REVIEW	4/19/2013	ER
STYLE	1	1.00	RANCH [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1966	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	301,150	
NET AREA	1,136	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,136		37.55	42,652	CONDITION ELEM	CD	
\$NLA(RCN)	\$265	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,136	1966	211.27	239,998			EXTERIOR
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	224		31.60	7,078	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00		F22	O	FPL 2S 2OP	1		9,341.00	9,341	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.00									BATHS	G	
				INT FINISH	99	N/A	1.00									HEAT	U	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	2	GAS	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1987 / 34
																	COND	25 25 %
																	FUNC	0
																	ECON	0
																	DEPR	25 % GD 75
																	RCNLD	\$225,900