

Key: 4840

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.125

LEG  
LAND

CURRENT OWNER				PARCEL ID				LOCATION			
FRANCIONE MICHAEL E & ANN M 177 WINTER ST E BRIDGEWATER, MA 02333				127-13-0				177 WINTER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRANCIONE MICHAEL E & ANN				06/30/2008	A	310,000	36134-199				
MALINOWSKI THOMAS V & CEL				06/22/1967	QS		3373-265				
MALINOWSKI THOMAS V & CEL				06/21/1967	QS		3373-265				

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	%
22-6	01/03/2022	3	ALTERATIONS	7,900				0
		6	CYCL GROWTH		04/14/2021	SD		0
		6	CYCL GROWTH		09/26/2013	SLB		0
716	07/31/2002	3	ALTERATIONS	4,500	07/14/2003	KB		100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	188,000	1.00	100	1.00	3	1.00	188,000
300	A	2,490	3	1.00	100	5,700	1.00	100	1.00	ELP	1.00	14,190

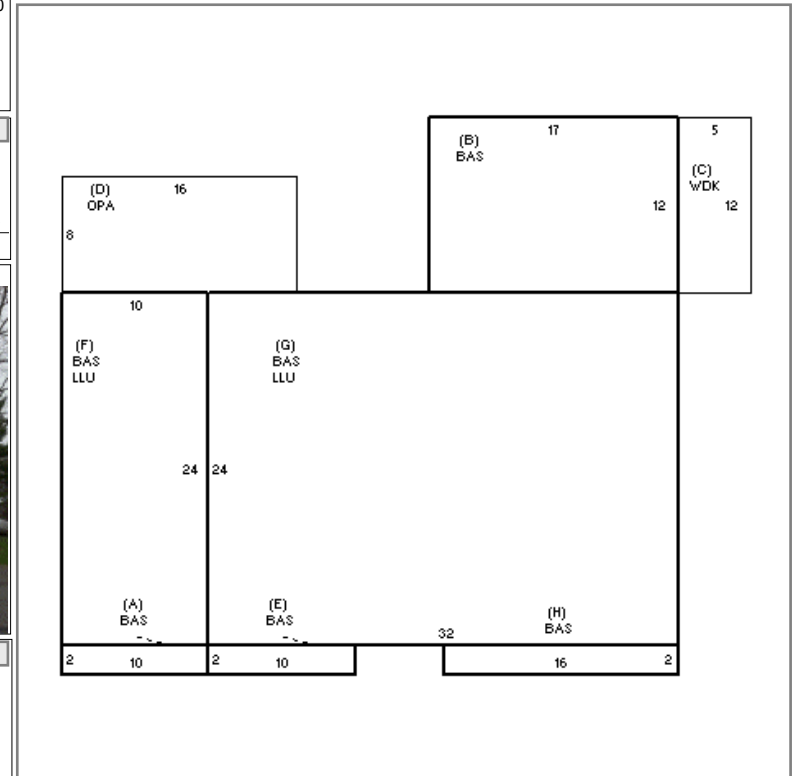
TOTAL	3.490 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 8839		LAND	202,200	184,000
Inf1	FACTOR 100		LAND	221,200	188,900		
Inf2	PHY 100		DETACHED	11,300	10,700		
			OTHER	0	0		
			<b>TOTAL</b>	<b>434,700</b>	<b>383,600</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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



BUILDING	CD	ADJ	DESC	MEASURE	4/13/2021	SD
MODEL	1		RESIDENTIAL	LIST	4/13/2021	SD
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1967	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	302,960
NET AREA	1,284	DETAIL ADJ	1.081	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,284	1967	171.74	220,513		
\$NLA(RCN)	\$236	OVERALL	1.000	EXT COVER	4	VINYL	1.00	C	WDK	N	WOOD DECK	60		31.60	1,896		
				ROOF SHAPE	1	GABLE	1.00	D	OPA	N	OPEN PORCH	128		42.70	5,466		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	LLU	N	LOWER LEVEL UNF	1,008		63.49	63,998		
				FLOOR COVER	99	N/A	1.00		BMG	O	BSMT GARAGE	1		2,063.00	2,063		
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										



DETACHED

BUILDING

CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	1	1.00	EXTERIOR	
ROOMS	5	1.00	INTERIOR	
BEDROOMS	3	1.00	KITCHEN	
BATHROOMS	1	1.00	BATHS	
# 1/2 BATHS	0	1.00	HEAT	
TOT FIXTURES	3	\$2,205	ELECT	
# UNITS	1	1.00		

EFF.YR/AGE	1980 / 41	COND	27 27 %
FUNC	0	ECON	0
DEPR	27 % GD		73
RCNLD			\$221,200