

Key: 4841

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.126

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PARKER THOMAS B & FABIANI TERESA A 195 WINTER ST E. BRIDGEWATER, MA 02333				127-14-0				195 WINTER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PARKER THOMAS B & CHASE BRADFORD A JR & ROB				10/29/2004	QS	305,000	29372-267				
WILLIS ALAN C & ANN P				02/17/1989	QS	148,000	8993-264				
				10/21/1959	QS		2735-289				

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	%
958	04/02/2003	6	CYCL GROWTH		04/13/2021	SD	0	0
		6	CYCL GROWTH		10/08/2013	SLB	0	0
1419		8	POOL	6,037	05/04/2004	KB	100	100
		3	ALTERATIONS				0	0

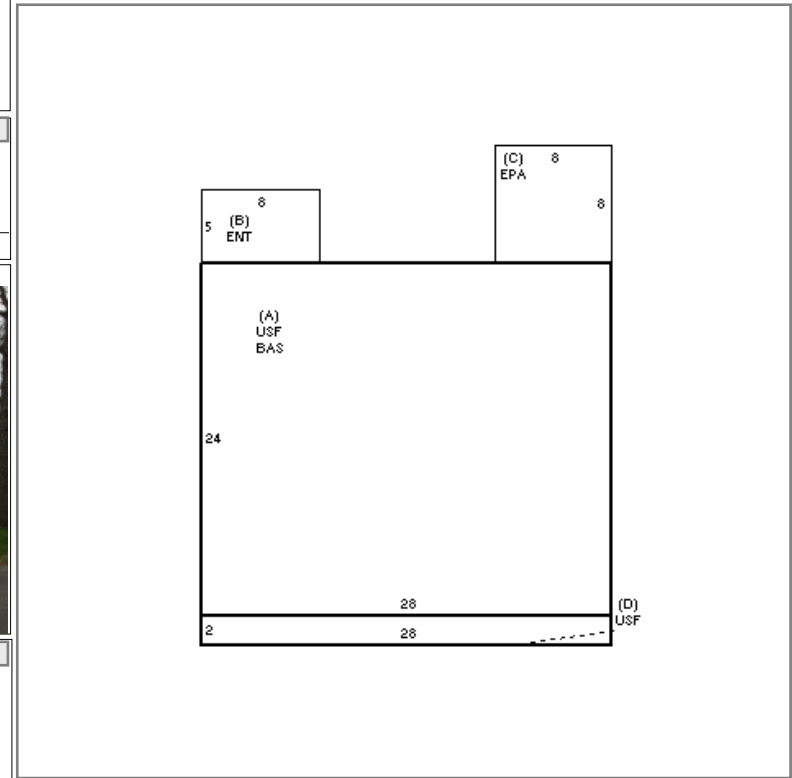
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,360	3	1.00	100	1.00	100	1.00	3	1.00		167,980

TOTAL	20,360 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	168,000	152,800		
Inf1	FACTOR 100		BUILDING	192,600	170,600		
Inf2	PHY 100		DETACHED	17,300	16,400		
			OTHER	0	0		
			TOTAL	377,900	339,800		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90		320	59.90	17,300



BUILDING	CD	ADJ	DESC	MEASURE	4/13/2021	SD
MODEL	1		RESIDENTIAL	LIST	4/13/2021	SD
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1946	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	243,757
NET AREA	1,400	DETAIL ADJ	0.893	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	672	1946	168.94	113,527		
\$NLA(RCN)	\$174	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	ENT	N	ENCLOSED ENTRY	40		81.10	3,244		
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	64		74.41	4,762		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	728	1946	153.52	111,762		
				FLOOR COVER	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	5	ELECTRIC BB	0.99										
				FUEL SOURCE	3	ELECTRIC	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2000 / 21
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79

RCNLD	\$192,600
-------	-----------