

Key: 4853

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.138

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SATYR STEVE & SALOMON ROODLINE				127-26-0				45 WINTER ST			
45 WINTER ST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
E BRIDGEWATER, MA 02333				SATYR STEVE & SALOMON ROO				12/15/2021	QS	465,000	56177-030
				CONNOLLY JOSEPH M & CATHE				08/20/1973	QS		3923-631
				CONNOLLY JOSEPH M & CATHE				08/19/1973	QS		3923-631

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	%
		6	CYCL GROWTH		10/03/2022	SD	0	0
		6	CYCL GROWTH		02/22/2022	SD	0	0
		51	FIELD REVIEW		09/10/2013		0	0

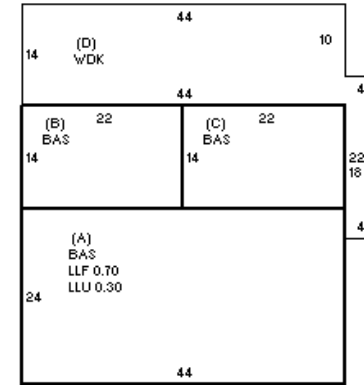
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	21,894	3	1.00	100	1.00	100	1.00	188,000	1.79	100	1.00	3	1.00	169,300
300	A	0.800	3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	4,560

TOTAL	1.303 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	T 10818 c/w 127/36		LAND	173,900	158,200
Inf1	FACTOR 100		BUILDING	293,800	247,300		
Inf2	PHY 100		DETACHED	13,800	13,000		
			OTHER	0	0		
			TOTAL	481,500	418,500		

DETACHED

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
SHF	A	1.00	40 0.60		200	20.44	2,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/3/2022	SD
MODEL	1		RESIDENTIAL	LIST	10/3/2022	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%]			

BLDG COMMENTS

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YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	402.461
NET AREA	1,672	DETAIL ADJ	1.071	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	317		59.94	19,000	CONDITION ELEM	CD
\$NLA(RCN)	\$241	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	LLF	N	LOWER LEVEL FIN	739		116.06	85,767	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,672	1960	162.13	271,078	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	704		31.60	22,246	KITCHEN	
				FLOOR COVER	99	N/A	1.00									BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																EFF.YR/AGE	1980 / 41
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$293,800