Key: 4859

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4,143

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DEPINA JONATHAN 68 WINTER ST E BRIDGEWATER, MA 02333	127-32-0	68 WINTER ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DEPINA JONATHAN	09/09/2016	QS	416,000	47442-329
FIELDS MICHAEL G	10/02/2007	L	669,000	35146-045
DOSOUTO NUNO & JOAO	07/09/2004	N	580,000	28633-047

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

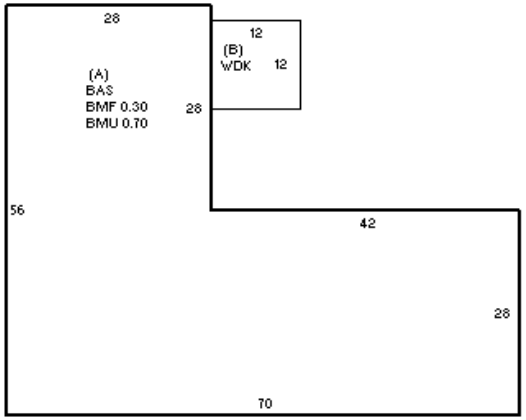
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		07/05/2017	PW	0	0
3160	01/25/2017	3	ALTERATIONS	9,000			0	0
K4830		5	SPLIT/SUB		07/05/2016	SLB	100	100
146	12/02/2015	3	ALTERATIONS	19,400			0	0
		6	CYCL GROWTH		09/09/2013	LF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,803	3 1.00	100 1.00	100 1.00	188,000	1.33	100 1.00	3 1.00			176,990

TOTAL	30,803 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	LOT A		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	177,000	161,000
BUILDING	384,600	354,000
DETACHED	0	0
OTHER	0	0
TOTAL	**561,600**	**515,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/10/2013

BUILDING

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

MEASURE	7/5/2017	PW
LIST		
REVIEW	4/19/2013	ER

BLDG COMMENTS

Some functional obs due to open entrance to basement with spiral staircase and outdated custom features

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	2,744	DETAIL ADJ	1.030
$NLA(RCN)	$197	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	9	$6,304
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	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	9	WARM/COOL AIR	1.03
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	BMU	N	BSMT UNFINISHED	1,921		31.82	61,126
A	BMF	N	BSMT FINISH-SEP	823		44.75	36,829
A	BAS	L	BASE AREA	2,744	1972	155.56	426,863
B	WDK	N	WOOD DECK	144		31.60	4,550
	F11	O	FPL 1S 1OP	1		6,017.00	6,017

TOTAL RCN 541,689

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE 1990 / 31

COND	24	24 %	
FUNC	5		
ECON	0		
DEPR	29	% GD	71

RCNLD $384,600