

Key: 4905

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.184

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
VAZZANA ROBERT M 51 CHESTNUT ST E BRIDGEWATER, MA 02333				59-8-02-0				51 CHESTNUT ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VAZZANA ROBERT M				11/13/2017	A	1	49171-162				
VAZZANA ROBERT M & LORI F				07/12/2000	QS	364,900	18689-335				
MAHMOOD AFTAB & MAHMOOD R				12/09/1992	QS	230,000	11489-253				

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 %
211	07/25/2013	6	CYCL GROWTH		08/12/2013	SLB	0 0
975	01/18/2008	3	ALTERATIONS	38,000	05/06/2009		0 0
422	06/01/2007	3	ALTERATIONS	15,000			100 100
423	02/22/2006	7	DETACHED BLD	25,000	05/06/2009		100 100
	02/22/2006	7	DETACHED BLD	5,000			100 100

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	1.030 3	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	5,870

DETACHED

TOTAL	2.030 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3		NOTE			LAND	193,900	176,400
Infl1	FACTOR 100			BUILDING	569,000	503,400		
Infl2	PHY 100			DETACHED	77,000	73,200		
				OTHER	0	0		
						TOTAL	839,900	753,000

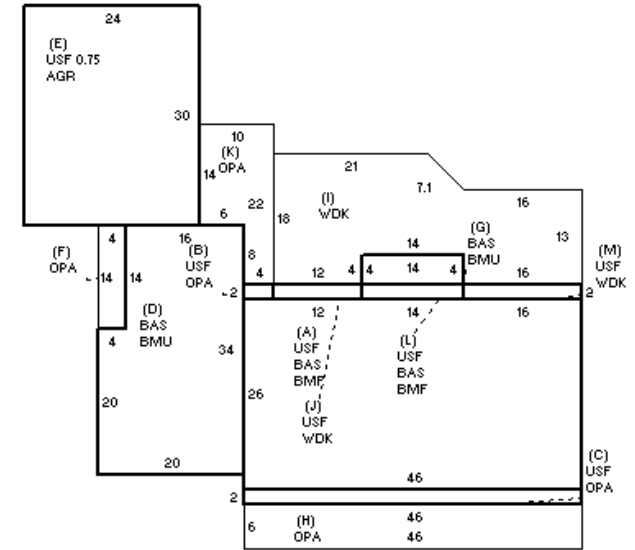
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	2006	200	20.44	2,500
GFL	A	1.00	10 0.90	2004	900	92.01	74,500

PHOTO 10/15/2013



BUILDING	CD	ADJ	DESC	MEASURE	8/12/2013	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



BUILDING

YEAR BLT	1990	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	693,962
NET AREA	3,824	DETAIL ADJ	0.988	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMF	N	BSMT FINISH-SEP	1,224		47.24	57,820		
\$NLA(RCN)	\$181	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,904	1990	138.20	263,140		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,920	1990	125.59	241,132		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	604		42.70	25,791		
				FLOOR COVER	99	N/A	1.00	+	BMU	N	BSMT UNFINISHED	680		33.59	22,841		
				INT FINISH	99	N/A	1.00	E	AGR	N	ATT GARAGE	720		64.87	46,703		
				HEATING/COOLING	11	HW/COOL AIR	1.04	+	WDK	N	WOOD DECK	664		31.60	20,982		
				FUEL SOURCE	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	
BATHS	G
HEAT	
ELECT	

EFF. YR/AGE	2003 / 18	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD	\$569,000	