

Key: 4907

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.186

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
LINCOLN GORDON W & LINDA M CORY A 43 PHEASANT RUN E BRIDGEWATER, MA 02333		60-16-21-0	43 PHEASANT RUN			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
LINCOLN GORDON W & LINDA		05/06/2008	A	1	35937-131	
LINCOLN GORDON W & LINDA		03/05/1991	A	1	10173-254	
LINCOLN GORDON W & LINDA		12/13/1989	QS		9507-189	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0160	100	Mixed-Res/Chpt				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		51	FIELD REVIEW		05/18/2018	RJM	100	100
		6	CYCL GROWTH		05/21/2013	LF	100	100

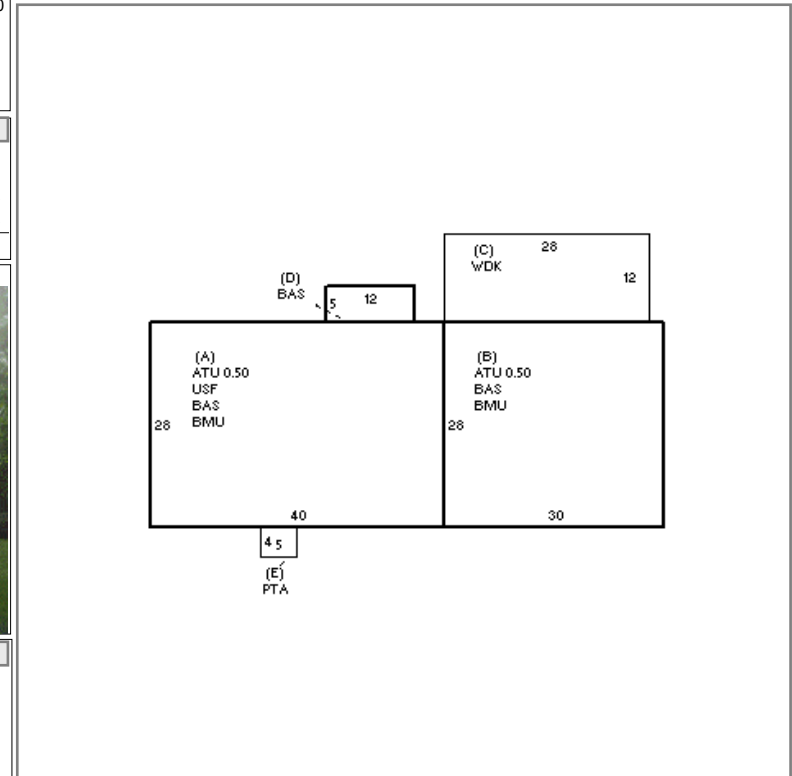
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 4	1.00	100	1.00	225,600	1.00	100	1.00	4	1.20	225,600
300	A	15,390 4	1.00	100	1.00	5,700	0.53	100	1.00	ELP	1.00	1,850

TOTAL	16.390 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE FFCV-354900...	LAND	227,450	189,930		
Infl1	FACTOR 100		BUILDING	427,600	377,200		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	655,050	567,130		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/18/2018	RJM
MODEL	1		RESIDENTIAL	LIST	5/18/2018	EST
STYLE	5	0.95	COLONIAL [100%]	REVIEW	6/1/2018	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1990	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	562,684													
NET AREA	3,140	DETAIL ADJ	0.988	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,960		33.42	65,496															
\$NLA(RCN)	\$179	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	1,120	1990	131.22	146,966															
				ROOF SHAPE	1	GABLE	1.00	+	ATU	N	ATTIC UNF	980		30.30	29,694															
				ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	336		31.60	10,618															
				FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BASE AREA	2,020	1990	144.40	291,688															
				INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	20		12.50	250															
				HEATING/COOLING	11	HW/COOL AIR	1.04		BMG	O	BSMT GARAGE	2		2,063.00	4,126															
				FUEL SOURCE	2	GAS	1.00		FPL	O	FIREPLACE	1		6,456.00	6,456															
				ARPUD	0		1.00																							
				AFFORDABLE	0		1.00																							
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