

Key: 4916

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.195

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MILNE WILLIAM E & PAULA A 12 HOMELAND DR E BRIDGEWATER, MA 02333				72-19-02-0				12 HOMELAND DR				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
MILNE WILLIAM E & PAULA A				08/05/2011	QS	290,000		40195-177				
WAGNER LEON E III				09/27/2010	H	1 39027-139						
WAGNER LEON E III & ELLEN				08/18/1988	QS	8656-121						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	100	1.00	188,000	1.00	100	3	188,000
300	A	0.050 3	1.00	100	1.00	100	1.00	5,700	1.00	100	ELP 1.00	290

LAND

TOTAL	1.050 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	188,300	171,300
Inf1	FACTOR 100				BUILDING	275,100	236,400
Inf2	PHY 100				DETACHED	5,800	5,400
					OTHER	0	0
					TOTAL	469,200	413,100

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 40 0.60			200	20.44	2,500
SHF	A	1.00 40 0.60	12X18	2002	216	20.44	2,600
DDK	A	1.00 70 0.30	8X12	2002	96	22.89	700

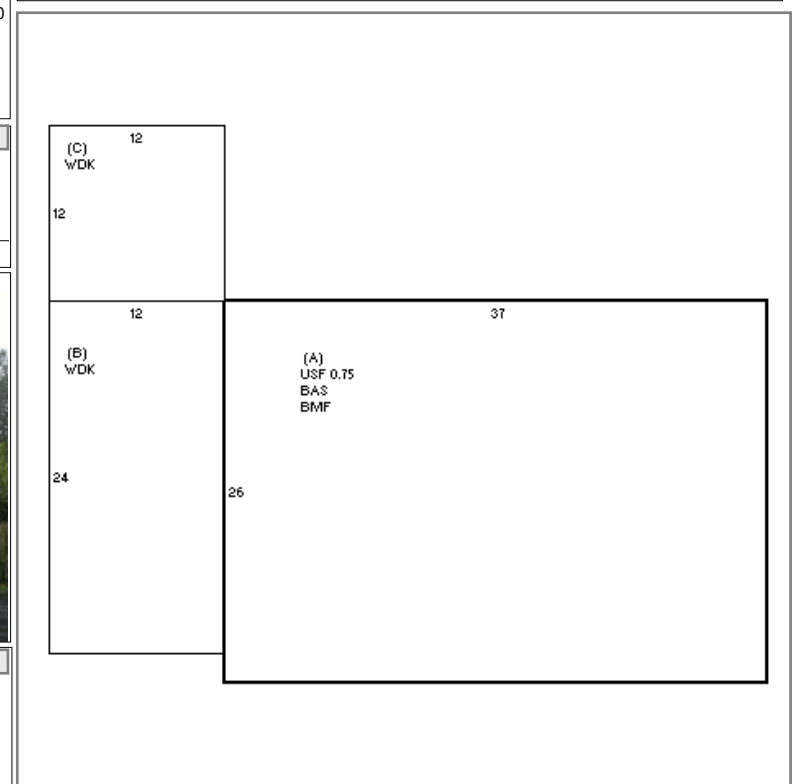


BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/18/2013	JL
MODEL	1		RESIDENTIAL	LIST	5/14/2003	KB
STYLE	4	1.00	CAPE [100%]	REVIEW	4/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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 %
447	08/07/2012	51	FIELD REVIEW		09/18/2013		0 0
	03/22/2002	6	CYCL GROWTH				0 0
		3	ALTERATIONS	3,199	05/14/2003	KB	100 100



INDING

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	366,749
NET AREA	1,684	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMF	N	BSMT FINISH-SEP	962		55.29	53,189		
\$NLA(RCN)	\$218	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	962	1988	183.16	176,201		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	722	1988	166.44	120,172		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	432		31.60	13,651		
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	11	HW/COOL AIR	1.04										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1988 / 33
																COND	25 25 %
																FUNC	0
																ECON	0
																DEPR	25 % GD 75
																RCNLD	\$275,100