Key: 4937

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4,211

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FIMIAN CRAIG & DIETRICH KACIE 15 SNELLS CT E BRIDGEWATER, MA 02333	98-1-19-0	15 SNELLS CT

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FIMIAN CRAIG & DIETRICH K	08/30/2019	QS	386,500	51579-058
MCGRATH PATRICK K & CATHE	07/14/2005	N	415,000	30918-155
LYDON SHAUN W & DENISE M	08/30/1991	QS	135,000	10458-123

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	%
BP-21-355	07/21/2021	3	ALTERATIONS	17,686			0	0
		6	CYCL GROWTH		06/11/2020	SDR	0	0
BP-19-420	11/20/2019	3	ALTERATIONS	8,250			0	0
BP-19-399	10/28/2019	3	ALTERATIONS	4,368			0	0
64	08/11/2016	3	ALTERATIONS	1,500			0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,390	4 1.00	100 1.00	100 1.00	225,600	1.47	100 1.00	4 1.20			208,850

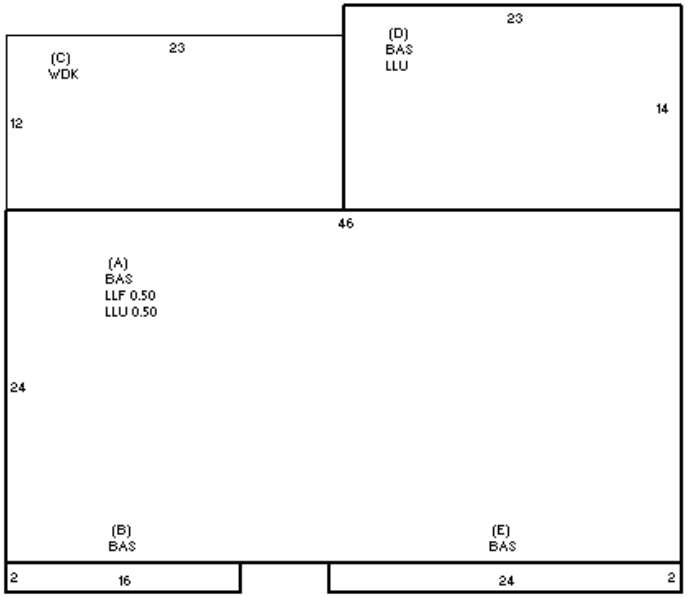
TOTAL	27,390 SF	ZONING		FRNT	0
Ngh	RES 4	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	208,900	174,100
BUILDING	282,100	240,400
DETACHED	0	0
OTHER	0	0
TOTAL	**491,000**	**414,500**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/16/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.05	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/11/2020	SD
LIST	6/11/2020	SD
REVIEW	4/22/2013	ER

YEAR BLT	1991	SIZE ADJ	1.000
NET AREA	1,506	DETAIL ADJ	1.081
$NLA(RCN)	$246	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	7	$5,146
# 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	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UNF	874		59.38	51,901
A	LLF	N	LOWER LEVEL FIN	552		114.99	63,472
+	BAS	L	BASE AREA	1,506	1991	160.63	241,907
C	WDK	N	WOOD DECK	276		31.60	8,722

TOTAL RCN	371,148
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1991 / 30		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$282,100