

Key: 4964

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.238

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LAND

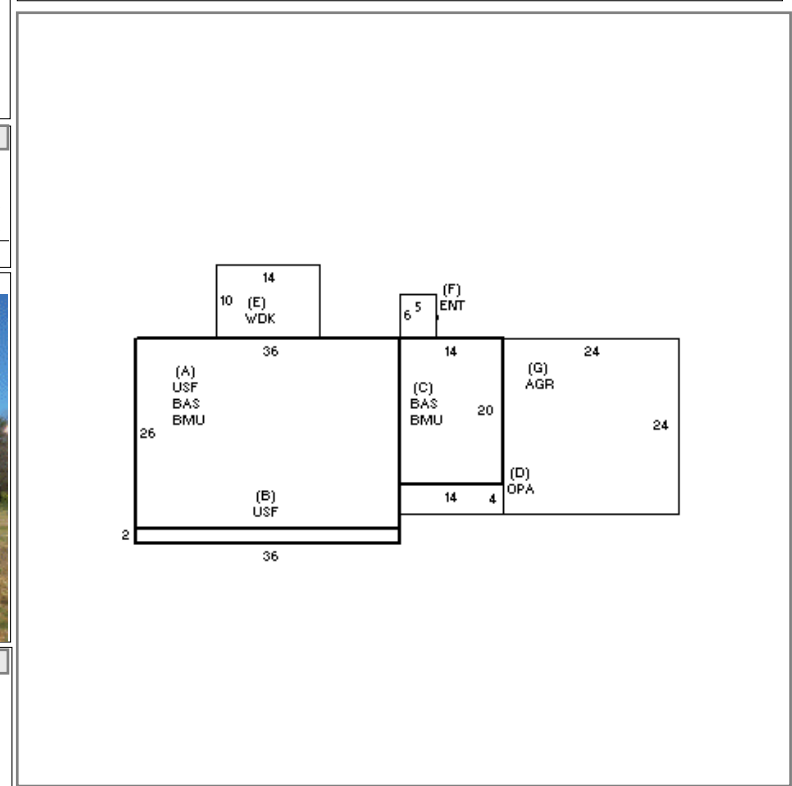
| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|---|------------|--------------|------------------|--|--|--|
| FINCH WALTER E JR & SHIRLEY A 32 CIDERMILL LN E BRIDGEWATER, MA 02333 | | | | 107-6-21-0 | | | | 32 CIDER MILL LN | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| FINCH WALTER E JR & SHIRL | | | | 05/24/1999 | S | 219,000 | 17483-145 | | | | |
| PIPCO DELAWARE LTD | | | | 05/23/1999 | F | 219,000 | 17483-145 | | | | |
| PIPCO DELAWARE LTD | | | | 01/15/1999 | L | 203,000 | 17050-140 | | | | |

| 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 % |
| 2234 | 10/09/2014 | 6 | CYCL GROWTH | | 03/31/2020 | SD | 0 0 |
| | | 3 | ALTERATIONS | 36,042 | 03/31/2020 | SD | 0 100 |
| | | 6 | CYCL GROWTH | | 11/04/2013 | LF | 0 0 |
| 471B | 10/29/2008 | 3 | ALTERATIONS | | 06/03/2009 | | 0 0 |
| 13 | 06/21/2007 | 2 | ADDITIONS | 4,000 | 04/02/2008 | | 0 100 |

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|------|------|------|----------|------|---------|------|-----|------------|-----------|---------|
| 100 | S | 35,390 4 | 1.00 | 100 | 1.00 | 100 | 1.00 | 225,600 | 1.18 | 100 | 1.00 | 4 1.20 | 217,140 |

| TOTAL | 35,390 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|----------|---------|----------|
| Ngh | RES 4 | NOTE | LAND | 217,100 | 181,100 | | |
| Inf1 | FACTOR 100 | | BUILDING | 350,200 | 313,100 | | |
| Inf2 | PHY 100 | | DETACHED | 3,300 | 3,100 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 570,600 | 497,300 | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|--------------|------|-------|-----------|-------|
| SHF | A | 1.00 | 10 0.90 8X12 | 2008 | 96 | 20.44 | 1,800 |
| SHF | A | 1.00 | 10 0.90 8X10 | 2008 | 80 | 20.44 | 1,500 |



| BUILDING | CD | ADJ | DESC | MEASURE | 3/31/2020 | SD |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 3/31/2020 | SD |
| 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

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| YEAR BLT | 1988 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 443,345 |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|
| NET AREA | 2,224 | DETAIL ADJ | 0.988 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,216 | | 36.89 | 44,853 | CONDITION ELEM | CD |
| \$NLA(RCN) | \$199 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLES | 1.00 | + | BAS | L | BASE AREA | 1,216 | 1988 | 158.51 | 192,752 | EXTERIOR | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | USF | L | UPPER STORY FIN | 1,008 | 1988 | 144.04 | 145,197 | INTERIOR | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | D | OPA | N | OPEN PORCH | 56 | | 42.70 | 2,391 | KITCHEN | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | E | WDK | N | WOOD DECK | 140 | | 31.60 | 4,424 | BATHS | |
| | | | | INT FINISH | 99 | N/A | 1.00 | F | ENT | N | ENCLOSED ENTRY | 30 | | 81.10 | 2,433 | HEAT | |
| | | | | HEATING/COOLING | 11 | HW/COOL AIR | 1.04 | G | AGR | N | ATT GARAGE | 576 | | 67.88 | 39,101 | ELECT | |
| | | | | 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 | | | | | | | | | | |

| EFF.YR/AGE | 2000 / 21 | |
|------------|-----------|---------|
| COND | 21 | 21 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 21 | % GD 79 |
| RCNLD | \$350,200 | |