

Key: 4974

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.248

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BONANO MICHAEL J 76 PINE ST E BRIDGEWATER, Ma 02333				107-9-02-0				76 PINE ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BONANO MICHAEL J				08/17/2015	QS	260,000	45932-99				
MORIN ROBERT V & MARYELLE				04/30/1991	D	175,000	10252-177				
SEARLES & ANNESE BUILDERS				04/26/1990	QS		9719-169				

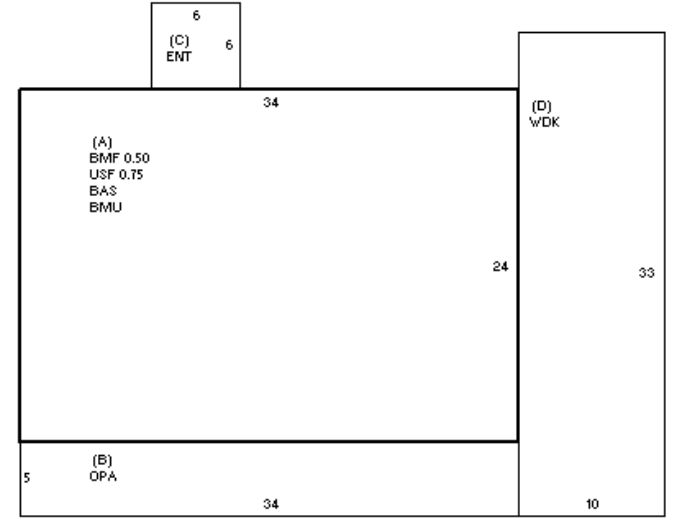
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-18-11	05/08/2018	6	CYCL GROWTH	8,000	07/02/2021	SD	0	0
		3	ALTERATIONS		09/09/2013	LF	0	0
		6	CYCL GROWTH				0	0


LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	35,460 3	1.00	100	1.00	100	1.00	188,000	1.18	100	1.00	3	1.00		181,000

DETACHED

TOTAL	35,460 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	181,000	164,600
Inf1	FACTOR 100		BUILDING	236,600	204,200		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
					TOTAL	420,100	371,100



TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/09/2021
SHF	A	1.00	40 0.60		200	20.44	2,500		

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/2/2021	SD
MODEL	1		RESIDENTIAL	LIST	7/2/2021	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	4/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]	MLS states in need of TLC		
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	347,950		
NET AREA	1,428	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		36.82	30,042	CONDITION ELEM	CD		
\$NLA(RCN)	\$244	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	816	1991	193.24	157,685	EXTERIOR	F		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	612	1991	175.60	107,470	INTERIOR	F		
				ROOF COVER	1	ASPH SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	408		51.78	21,125	KITCHEN	F		
				FLOOR COVER	99	N/A	1.00	B	OPA	N	OPEN PORCH	170		42.70	7,259	BATHS	F		
				INT FINISH	99	N/A	1.00	C	ENT	N	ENCLOSED ENTRY	36		81.11	2,920	HEAT	F		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	D	WDK	N	WOOD DECK	330		31.60	10,428	ELECT			
				FUEL SOURCE	1	OIL	1.00	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819				
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
																		EFF.YR/AGE	1970 / 51
																		COND	32 32 %
																		FUNC	0
																		ECON	0
																		DEPR	32 % GD 68
																		RCNLD	\$236,600