Key: 5014

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4,285

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MCLAUGHLIN KEVIN J & SHEILA 358 WINTER ST E BRIDGEWATER, MA 02333	121-43-01-0	368 WINTER ST

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MCLAUGHLIN KEVIN J & SHEI	03/03/1989	QS	155,000	9016-126
COLBY DANA H & REDDER JOH	04/29/1988	QS		8422-101

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	%
65	06/13/2017	3	ALTERATIONS	3,000	04/18/2018	SLB	100	100
	09/04/2013	6	CYCL GROWTH		09/26/2013	SLB	0	0
		51	FIELD REVIEW		08/14/2013	LF	0	0
1656	08/07/2013	3	ALTERATIONS	7,380	08/14/2013	LF	0	0
929	04/07/2007	8	POOL	3,000	05/30/2007	SLB	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,201	3 1.00	100 1.00	100 1.00	188,000	1.01	100 1.00	3 1.00			187,680

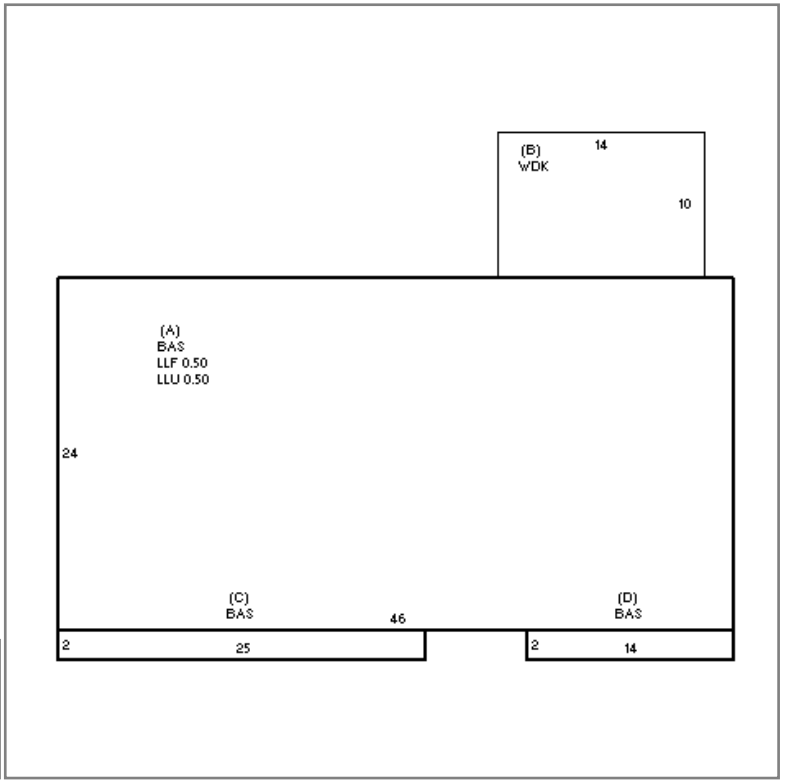
TOTAL	43,201 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE			
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	187,700	170,700
BUILDING	239,300	206,700
DETACHED	0	0
OTHER	0	0
TOTAL	**427,000**	**377,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/18/2018



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	4/18/2018	SLB
LIST		
REVIEW	4/23/2013	ER

YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	1,182	DETAIL ADJ	1.071
$NLA(RCN)	$270	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	6	$4,370
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	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	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	552		62.97	34,760
A	LLF	N	LOWER LEVEL FIN	552		121.93	67,308
B	WDK	N	WOOD DECK	140		31.60	4,424
+	BAS	L	BASE AREA	1,182	1988	170.34	201,338
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	319,019
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1989 / 32	
COND	25	25 %
FUNC	0	
ECON	0	
DEPR	25	% GD 75
RCNLD		$239,300