

Key: 5137

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.399

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FRANCHI PAUL & BOURGEA KATHERINE 33 LEO WAY E. BRIDGEWATER, MA 02333				12-8-10-0				33 LEO WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
FRANCHI PAUL & BOURGEA				06/30/2005	QS	599,900	30827-002				
MAROTTA GARY J & JUDITH L				06/30/1998	QS	249,000	16351-211				
NARCOTTA JOHN C & MARILYN				06/25/1991	D	75,000	10344-252				

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 %
967		6	CYCL GROWTH		10/09/2014	LF	0 0
565	04/11/2003	3	ALTERATIONS	2,000			0 0
	05/13/2002	3	ALTERATIONS	750			0 0

LAND

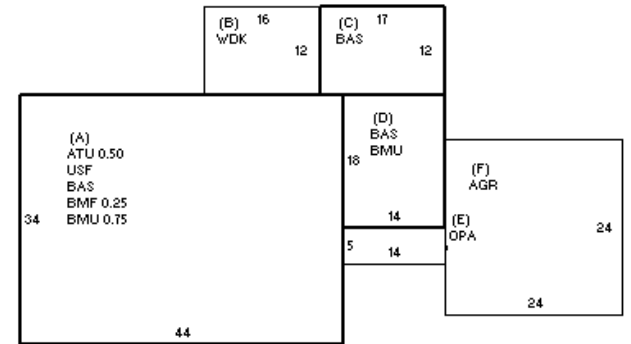
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	37,040 4	1.00	100	1.00	225,600	1.14	100	1.00	4	1.20	218,840

DETACHED

TOTAL	37,026 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 10		LAND	218,800	182,500
Infl1	FACTOR 100		BUILDING	468,000	413,100		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	686,800	595,600		

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								10/14/2014



BUILDING	CD	ADJ	DESC	MEASURE	10/9/2014	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/23/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	615,737
NET AREA	3,448	DETAIL ADJ	0.988	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,374		34.11	46,867		
\$NLA(RCN)	\$179	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	374		47.97	17,941		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	1,496	1991	128.40	192,093		
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	748		30.30	22,664		
				FLOOR COVER	99	N/A	1.00	B	WDK	N	WOOD DECK	192		31.60	6,067		
				INT FINISH	99	N/A	1.00	+	BAS	L	BASE AREA	1,952	1991	141.30	275,821		
				HEATING/COOLING	11	HW/COOL AIR	1.04	E	OPA	N	OPEN PORCH	70		42.70	2,989		
				FUEL SOURCE	99	N/A	1.00	F	AGR	N	ATT GARAGE	576		67.88	39,101		
				ARPUD	0		1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				AFFORDABLE	0		1.00										

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	\$468,000
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