

Key: 5177

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.436

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
KENNETH E REALE REVOCABLE TR 40 SHELBY COURT E BRIDGEWATER, MA 02333				27-7-31-0				40 SHELBY CT				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
KENNETH E REALE REVOCABLE				05/21/2018	A	1	49820-185					
REALE KENNETH E & PATRICI				03/28/2001	D	348,976	19570-188					
SPRINGER CONSTRUCTION INC				08/04/2000	QS	336,000	18763-300					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	28,870 6	1.00	100	1.00	244,400	1.41	100	1.00	6	1.30	227,920

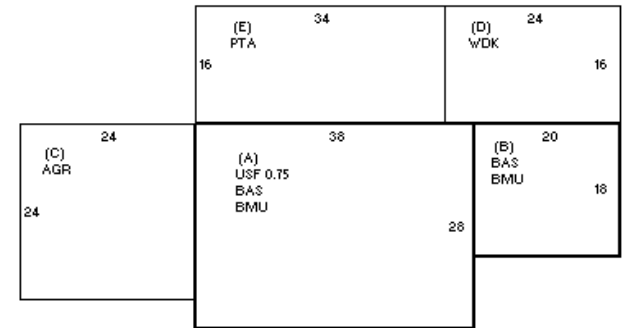
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-18-60	05/31/2018	6	CYCL GROWTH	4,525	11/12/2020	SD	0	0
		3	ALTERATIONS		09/14/2015	SD	0	0
		6	CYCL GROWTH		05/01/2013	LF	0	0
		6	CYCL GROWTH		11/12/2008		0	0
		6	CYCL GROWTH				0	0

LAND

TOTAL	28,880 SF	ZONING	FRNT 0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 6	NOTE LOT 40A/ ESMT	LAND	227,900	191,400	
Inf1	FACTOR 100		BUILDING	384,400	336,200	
Inf2	PHY 100		DETACHED	0	0	
			OTHER	0	0	
			TOTAL	612,300	527,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/12/2020	SD
MODEL	1		RESIDENTIAL	LIST	11/12/2020	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	4/23/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	480,468		
NET AREA	2,222	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,424		35.57	50,648	CONDITION ELEM	CD		
\$NLA(RCN)	\$216	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,424	2001	166.86	237,603	EXTERIOR			
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	798	2001	151.63	120,998	INTERIOR		
STORIES	1.75	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	576		67.88	39,101	KITCHEN				
ROOMS	7	1.00	FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	384		31.60	12,134	BATHS				
BEDROOMS	3	1.00	INT FINISH	99	N/A	1.00	E	PTA	N	PATIO	544		12.50	6,800	HEAT				
BATHROOMS	2	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04		F21	O	FPL 2S 1OP	1		6,819.00	6,819	ELECT				
# 1/2 BATHS	1	1.00	FUEL SOURCE	99	N/A	1.00													
TOT FIXTURES	9	\$6,365	ARPUD	0		1.00													
# UNITS	1	1.00	AFFORDABLE	0		1.00													
																EFF.YR/AGE	2001 / 20		
																COND	20 20 %		
																FUNC	0		
																ECON	0		
																DEPR	20	% GD	80
																RCNLD	\$384,400		