

Key: 528

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 466

LEGALS

LAND

DETACHED

BUILDING

| CURRENT OWNER | | PARCEL ID | | LOCATION | |
|--|--|------------|----|--------------|--------------|
| COUIE KELLY A & SAWELSKY CHRISTOPHER M 14 BRYANT RD E BRIDGEWATER, MA 02333 | | 8-762-0 | | 14 BRYANT RD | |
| TRANSFER HISTORY | | DOS | T | SALE PRICE | BK-PG (Cert) |
| COUIE KELLY A & SAWELSKY | | 01/08/2021 | QS | 300,000 | 54168-020 |
| COURTNEY DAVID | | 11/07/2019 | QS | 260,000 | 51913-314 |
| SHEA CHRISTOPHER & DEVINE | | 12/28/2012 | N | 144,000 | 42471-124 |

| 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 % |
| 84 | 05/19/2009 | 3 | ALTERATIONS | 500 | 06/16/2009 | SD | 0 0 |
| | | 6 | CYCL GROWTH | | 09/01/2022 | SD | 0 0 |
| | | 6 | CYCL GROWTH | | 02/20/2020 | SD | 0 0 |
| | | 6 | CYCL GROWTH | | 09/24/2015 | SD | 0 0 |
| | | 6 | CYCL GROWTH | | 05/21/2013 | LF | 0 0 |

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|-----|-------|-------|----------|------|-------|------|----|------------|-----------|
| 100 | S | 5,662 | 2 | 1.00 | 100 | 178,600 | 6.35 | 100 | 1.00 | 2 | 0.95 | 147,520 |

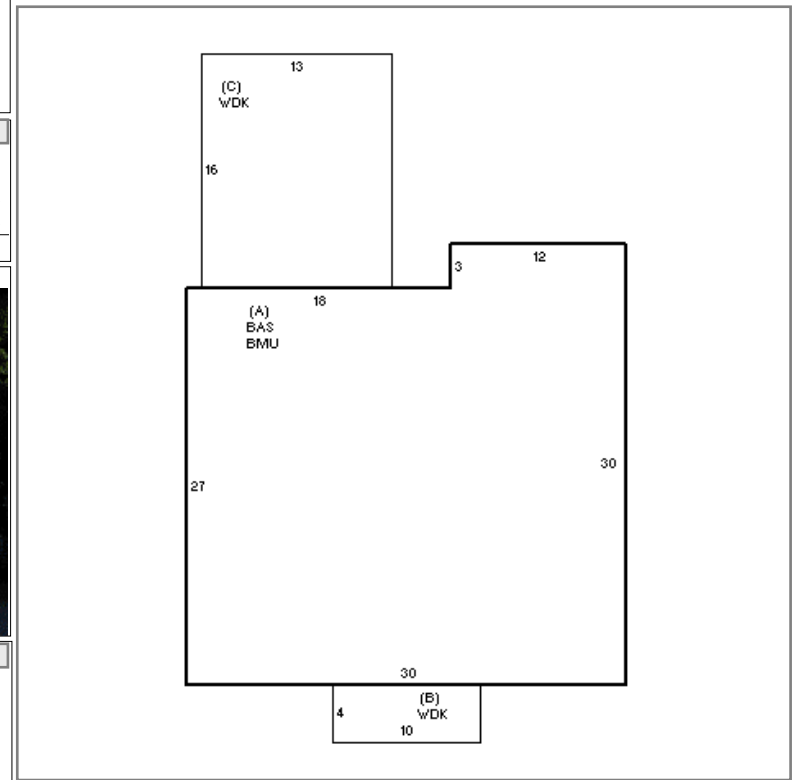
| TOTAL | 5,662 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------------|------------|---|----------|----------------|----------------|---------|----------|
| Ngh | RES 2 | N O T E C/W 763/ T 9459/ ESMT/ T14604 B6173 P298/ ESMT/ T12065 B6183 P299/ ESMT/ T14066 B6173 P300 | LAND | 147,500 | 134,200 | | |
| Infl1 | FACTOR 100 | | BUILDING | 162,700 | 149,800 | | |
| Infl2 | PHY 100 | | DETACHED | 2,500 | 2,300 | | |
| | | | OTHER | 0 | 0 | | |
| TOTAL | | | | 312,700 | 286,300 | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|----|-------|-----------|-------|
| SHF | A | 1.00 | 40 0.60 | | 200 | 20.44 | 2,500 |



| BUILDING | CD | ADJ | DESC | MEASURE | 9/1/2022 | SD |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 9/1/2022 | SD |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 3/19/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |



| YEAR BLT | 1951 | SIZE ADJ | 1.000 |
|------------|-------|------------|-------|
| NET AREA | 846 | DETAIL ADJ | 0.960 |
| \$NLA(RCN) | \$283 | OVERALL | 1.000 |

| ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 846 | | 40.88 | 34,582 |
| EXT COVER | 5 | ASBESTOS | 0.96 | A | BAS | L | BASE AREA | 846 | 1951 | 230.45 | 194,957 |
| ROOF SHAPE | 1 | GABLE | 1.00 | + | WDK | N | WOOD DECK | 248 | | 31.60 | 7,837 |
| ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | | | | | | | |
| FLOOR COVER | 1 | HARDWOOD | 1.00 | | | | | | | | |
| INT FINISH | 99 | N/A | 1.00 | | | | | | | | |
| HEATING/COOLING | 1 | FORCED AIR | 1.00 | | | | | | | | |
| FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | |
| ARPUD | 0 | | 1.00 | | | | | | | | |
| AFFORDABLE | 0 | | 1.00 | | | | | | | | |

| TOTAL RCN | 239,334 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | G |
| BATHS | G |
| HEAT | |
| ELECT | |
| EFF.YR/AGE | 1970 / 51 |
| COND | 32 32 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 32 % GD 68 |
| RCNLD | \$162,700 |