

Key: 5821

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.571

LEGALLAND

CURRENT OWNER				PARCEL ID				LOCATION			
GILLPATRICK DENNIS W & SUSAN C 18 MACRAE DR E BRIDGEWATER, MA 02333				82-5-12-0				18 MACRAE DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GILLPATRICK DENNIS W & SU				07/31/1998	QS	209,900	16462-033				
MANNING ROBERT C & MARIE				10/15/1993	QS	159,900	12296-248				
WILLIAMS JEAN & LEE				08/14/1981	QS		5039-290				

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-20-494	10/07/2020	3	ALTERATIONS	3,000				0
		6	CYCL GROWTH		07/23/2013			0
		6	CYCL GROWTH		04/30/2004	KB	100	100
446	04/06/2004	3	ALTERATIONS	17,450	06/16/2005	CAP	100	100
589	05/28/2002	3	ALTERATIONS	2,000	06/16/2005	CAP	100	100

LEGALLAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	37,455 4	1.00	100	1.00	225,600	1.13	100	1.00	4	1.20	219,280

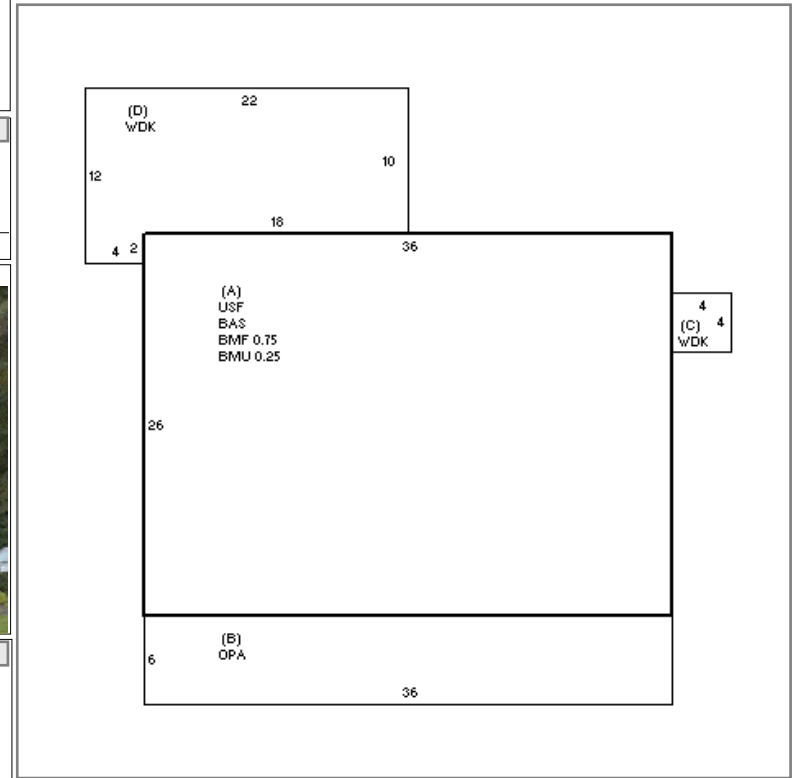
TOTAL	37,462 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 12,12B		LAND	219,300	182,800
Infl1	FACTOR 100		BUILDING	295,200	263,600		
Infl2	PHY 100		DETACHED	11,300	10,700		
			OTHER	0	0		
			<b>TOTAL</b>	<b>525,800</b>	<b>457,100</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	1995	200	20.44	2,500
IPV	A	1.00	30 0.70	1996	648	19.48	8,800



BUILDING	CD	ADJ	DESC	MEASURE	7/23/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/24/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



DETACHED

BUILDING

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	373,623
NET AREA	1,872	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	234		39.63	9,273	CONDITION ELEM	CD
\$NLA(RCN)	\$200	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	702		55.73	39,122	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	936	1992	165.77	155,159	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	A	USF	L	UPPER STORY FIN	936	1992	150.64	140,997	KITCHEN	
				FLOOR COVER	99	N/A	1.00	B	OPA	N	OPEN PORCH	216		42.70	9,223	BATHS	
				INT FINISH	99	N/A	1.00	+	WDK	N	WOOD DECK	244		31.60	7,710	HEAT	
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819	ELECT	
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

EFF.YR/AGE	2000 / 21	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$295,200	