

Key: 5828

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.576

LEGALS


CURRENT OWNER				PARCEL ID				LOCATION				
FALLON MICHAEL L & REBECCA M S/O FALLON MICHAEL L JR & ERIK 12 MACRAE DR E BRIDGEWATER, MA 02333				82-5-19-0				7 MACRAE DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
FALLON MICHAEL L JR & ERIK				07/27/2022	A	1	5708-156					
FALLON MICHAEL L & REBECC				09/08/2012	A	100	44717-310					
FALLON MICHAEL L & REBECC				04/27/2010	U	243,000	38463-215					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,550 4	1.00	100	1.00	225,600	1.18	100	1.00	4	1.20	217,310

LAND

TOTAL	35,550 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 19/ T 12945		LAND	217,300	181,200
Inf1	FACTOR 100		BUILDING	223,100	203,700		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	440,400	384,900		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								09/11/2013

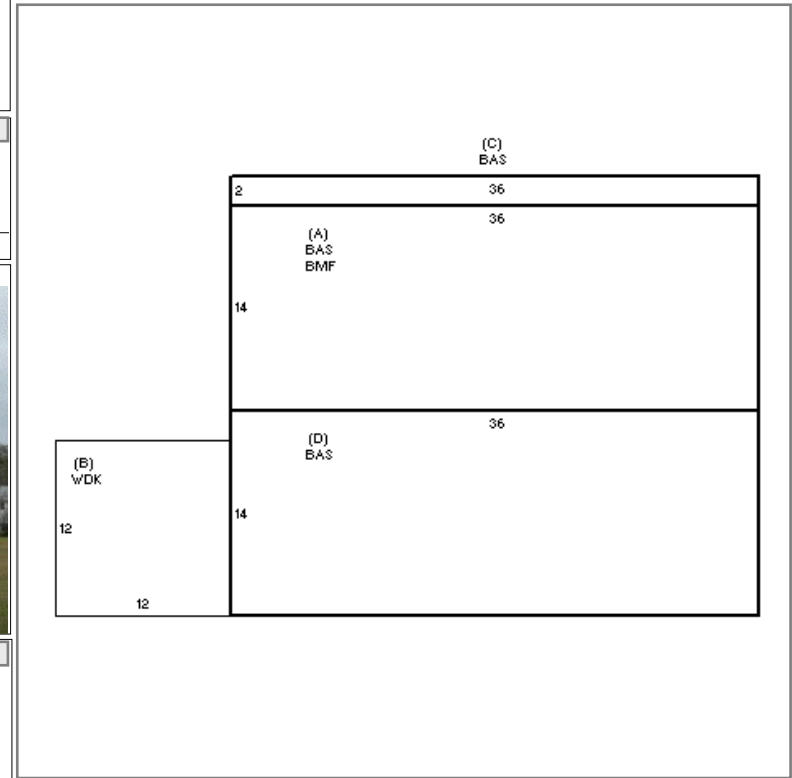


BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/9/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	3	1.05	SPLIT LEVEL [100%]	REVIEW	4/24/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1993	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	289,760
NET AREA	1,080	DETAIL ADJ	1.081	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMF	N	BSMT FINISH-SEP	504		70.03	35,294		
\$NLA(RCN)	\$268	OVERALL	1.000	EXT COVER	4	VINYL	1.00	B	WDK	N	WOOD DECK	144		31.60	4,550		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,080	1993	229.36	247,711		
				ROOF COVER	1	ASPH SHINGLES	1.00										
				FLOOR COVER	99	N/A	1.00										
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

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	%
22-487	10/17/2022	3	ALTERATIONS	25,000				0
BP-19-183	03/26/2019	3	ALTERATIONS	8,500				0
		6	CYCL GROWTH		09/09/2013	LF		0
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				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

TOTAL RCN	289,760
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1993 / 28
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$223,100