

Key: 5885

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.590

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TURCOTTE ERIC J & JESSICA E				28-36-05-0				31 FIELDCREST LANDING			
31 FIELDCREST LANDING				TRANSFER HISTORY				DOS T SALE PRICE BK-PG (Cert)			
E BRIDGEWATER, MA 02333				TURCOTTE ERIC J & JESSICA				10/24/2013 QS 365,000 43748-338			
				MARTIN JOHN J & KRISTIN				09/26/1996 L 140,000 14676-114			
				MARTIN JOHN J & KRISTIN				06/25/1996 D 140,000 14676-114			

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 %
22-152	05/20/2022	8	POOL	500			0 0
BP-21-319	07/01/2021	8	POOL	3,500	03/18/2022		0 0
		6	CYCL GROWTH		07/06/2020	SD	0 0
		6	CYCL GROWTH		05/08/2019	SLB	100 100
BP-18-235	07/31/2018	2	ADDITIONS	229,415	05/01/2020	SLB	100 100

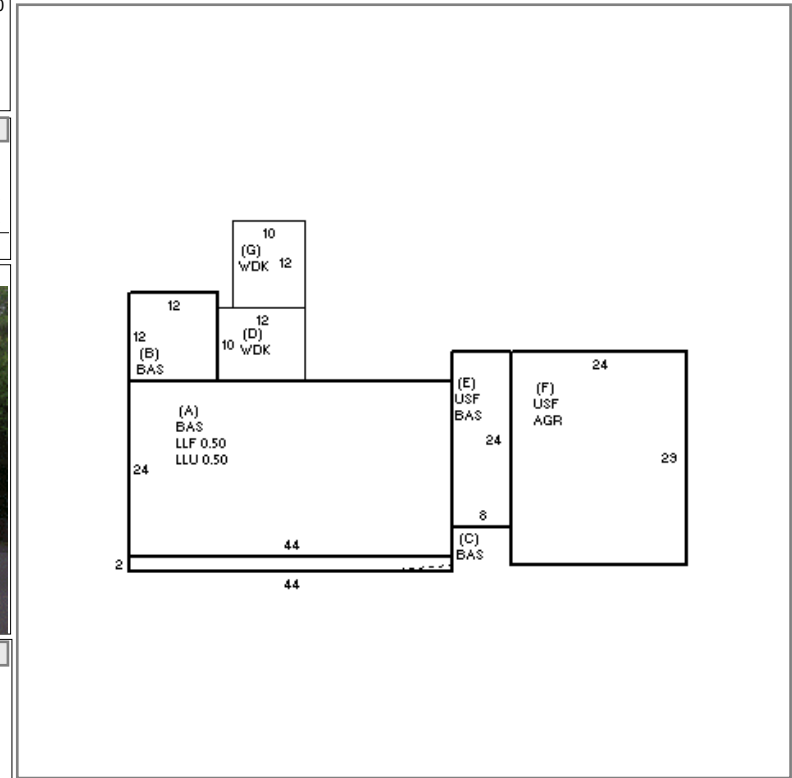
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	5	1.00	100	1.00	100	1.00	5	1.20		225,600
300	A	3,390	5	1.00	100	1.00	100	1.00	ELP	1.00		19,320

TOTAL	4.390 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 5		DRAINAGE ESMT			LAND	244,900	214,300
Inf1	FACTOR 100			BUILDING	493,200	424,500		
Inf2	PHY 100			DETACHED	4,400	4,200		
				OTHER	0	0		
				TOTAL	742,500	643,000		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	+	1.10	10 0.90	12 X 18	216	22.48	4,400	07/06/2020



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2020	SLB
MODEL	1		RESIDENTIAL	LIST	5/1/2020	SLB
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/24/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1996	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	519,136
NET AREA	2,368	DETAIL ADJ	1.092	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	528		57.81	30,522		
\$NLA(RCN)	\$219	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	LLF	N	LOWER LEVEL FIN	528		111.93	59,101		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,288	1996	156.37	201,400		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	240		31.60	7,584		
				FLOOR COVER	99	N/A	1.00	E	BAS	L	BASE AREA	192	2019	156.36	30,022		
				INT FINISH	99	N/A	1.00	+	USF	L	UPPER STORY FIN	888	2019	142.09	126,179		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F	AGR	N	ATT GARAGE	696		65.29	45,439		
				FUEL SOURCE	2	GAS	1.00	F21	O	FPL 2S 1OP	1		6,819.00	6,819			
				ARPUD	0		1.00	KIT	O	XTRA KITCHEN	1		5,387.00	5,387			
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	
ELECT	

EFF.YR/AGE	2016 / 5
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95

RCNLD	\$493,200
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