

Key: 597

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 528

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION			
MOLAN HOLLY & BLANTON ALFRED G 312 W POND STREET E BRIDGEWATER, MA 02333				9-10-0				312 W POND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MOLAN HOLLY & BLANTON ALF				05/16/2001	A	192,000	19845-240				
MOLAN VIRGINIA A				05/16/2001	A	1	19845-239				
MOLAN LEWIS J & VIRGINIA				09/27/1971	QS		3711-515				

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	%
885		6	CYCL GROWTH		06/12/2013	LF	0	0
		6	CYCL GROWTH		04/04/2012		100	100
	08/04/2011	3	ALTERATIONS	3,795	04/04/2012		100	100
884	08/03/2011	3	ALTERATIONS	13,900	04/04/2012		100	100
		6	CYCL GROWTH		04/24/2006		0	0

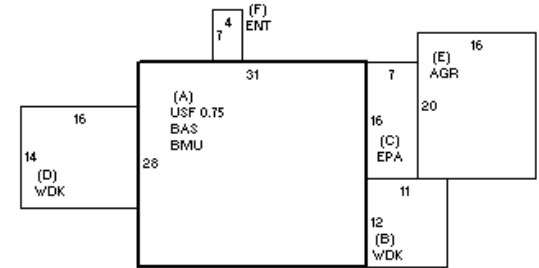
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 3	1.00	100	1.00	188,000	1.00	100	1.00	3	1.00	188,000

TOTAL	43,560 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE			LAND	188,000	171,000
Infl1	FACTOR 100		BUILDING	265,800	229,700		
Infl2	PHY 100		DETACHED	29,100	27,700		
			OTHER	0	0		
					<b>TOTAL</b>	<b>482,900</b>	<b>428,400</b>

DE  
TAC  
HE  
D

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00 30 0.70	26X33	2007	858	48.41	29,100



B  
U  
I  
L  
D  
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G

BUILDING	CD	ADJ	DESC	MEASURE	6/12/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	4	1.00	CAPE [100%]	REVIEW	3/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	364,165
NET AREA	1,519	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	868		40.56	35,210		
\$NLA(RCN)	\$240	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	868	1950	186.75	162,095		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	651	1950	169.70	110,475		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	356		31.60	11,250		
				FLOOR COVER	99	N/A	1.00	C	EPA	N	ENCLOSED PORCH	112		74.40	8,333		
				INT FINISH	99	N/A	1.00	E	AGR	N	ATT GARAGE	320		80.10	25,631		
				HEATING/COOLING	2	HOT WATER	1.02	F	ENT	N	ENCLOSED ENTRY	28		81.11	2,271		
				FUEL SOURCE	99	N/A	1.00	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1980 / 41
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$265,800