

Key: 5993

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.664

LEG
AL
LAND

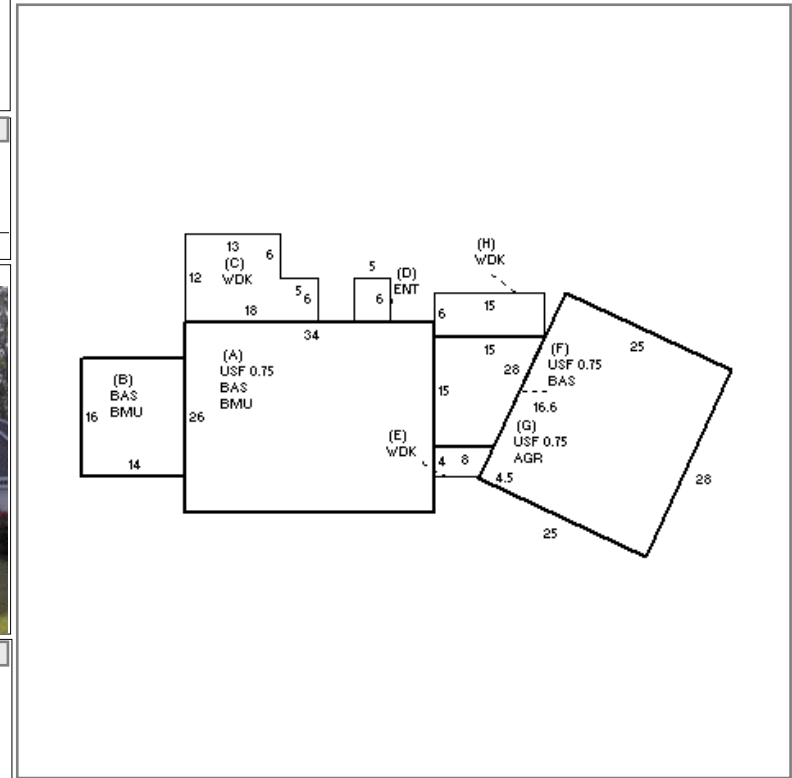
CURRENT OWNER				PARCEL ID				LOCATION			
MCCUNE BRIAN G & HELEN T 11 DAVID LN E BRIDGEWATER, MA 02333				106-3-03-0				11 DAVID LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MCCUNE BRIAN G & HELEN T				11/02/1999	QS	225,000	18010-252				
MCCUNE BRIAN G & HELEN T				11/01/1999	D	225,000	18010-252				
MACKENZIE JOHN F & IRENE				10/21/1994	D	163,320	13215-082				

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	%
3164	02/01/2017	6	CYCL GROWTH		08/12/2020	SD	0	0
3148	01/09/2017	3	ALTERATIONS	10,000	04/12/2017	SLB	100	100
2469	05/20/2015	3	ALTERATIONS	3,000	04/12/2017	SLB	100	100
		6	CYCL GROWTH	9,500			0	0
		6	CYCL GROWTH		09/16/2013	LS	0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	35,088 4	1.00	100	1.00	100	1.00	225,600	1.19	100	1.00	4 1.20	216,830

TOTAL	35,088 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE	LAND	216,800	180,800		
Inf1	FACTOR 100		BUILDING	397,700	347,000		
Inf2	PHY 100		DETACHED	2,700	2,600		
			OTHER	0	0		
			TOTAL	617,200	530,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	12X16	2007	192	20.44	2,700



BUILDING	CD	ADJ	DESC	MEASURE	8/12/2020	SD
MODEL	1		RESIDENTIAL	LIST	8/12/2020	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	4/25/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	503,355
NET AREA	2,599	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,108		37.79	41,869		
\$NLA(RCN)	\$194	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,318	1994	143.48	189,111		
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	304		31.60	9,606		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	ENT	N	ENCLOSED ENTRY	30		81.10	2,433		
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,281	1994	157.89	202,263		
				INT FINISH	99	N/A	1.00	G	AGR	N	ATT GARAGE	700		65.22	45,651		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O		FPL 2S 10P	1		6,819.00	6,819		
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	2000 / 21
																COND	21 21 %
																FUNC	0
																ECON	0
																DEPR	21 % GD 79
																RCNLD	\$397,700