Key: 600 **Town of E. BRIDGEWATER - Fiscal Year 2023** 12/6/2022 6:38 pm SEQ #: 531

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BENYUE NORMAND T & GINA R **342 WEST POND ST** **E BRIDGEWATER, MA 02333**	**9-13-0**	**342 W POND ST**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BENYUE NORMAND T & GINA R	01/17/1986	QS		6532-299
BOULDRY HARRY N & JOYCE A	09/29/1976	QS		4203-328
SWIFT GLADYS B	02/12/1970	QS		3576-319

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	%
		6	CYCL GROWTH		09/05/2013	PW	0	0
103	07/07/2003	3	ALTERATIONS	22,000	03/10/2004	KB	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,000	3 1.00	100 1.00	100 1.00	188,000	1.36	100 1.00	3 1.00			176,300

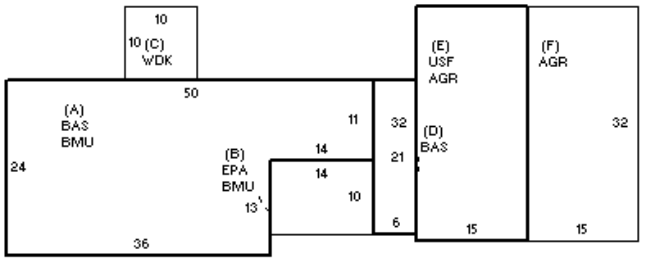
TOTAL	30,000 SF	ZONING		FRNT	0
Ngh	RES 3	NOTE	C/W 36/ T 14270		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	176,300	160,400
BUILDING	297,400	273,600
DETACHED	11,300	10,700
OTHER	0	0
TOTAL	**485,000**	**444,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	40 0.60			200	20.44	2,500
IPV	A 1.00	30 0.70		2001	648	19.48	8,800

PHOTO 09/05/2013



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	9/5/2013	PW
LIST	3/10/2004	EST
REVIEW	3/19/2013	ER

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,624	DETAIL ADJ	1.000
$NLA(RCN)	$251	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	$3,400
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,158		37.34	43,236
A	BAS	L	BASE AREA	1,018	1960	178.38	181,592
B	EPA	N	ENCLOSED PORCH	140		74.40	10,416
C	WDK	N	WOOD DECK	100		31.60	3,160
D	BAS	L	BASE AREA	126	2003	178.38	22,476
+	AGR	N	ATT GARAGE	960		61.78	59,305
E	USF	L	UPPER STORY FIN	480	1960	162.10	77,808
	F11	O	FPL 1S 1OP	1		6,017.00	6,017

TOTAL RCN	407,410
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	$297,400