

Key: 627

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 551

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
TRICONI LINDA W 238 WEST POND ST E BRIDGEWATER, MA 02333				10-7-0				238 W POND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TRICONI LINDA W				03/31/1998	A	1	16047-036				
LABRECQUE HENRY A & PAULI				01/22/1990	A	1	9571-115				
LABRECQUE HENRY A & PAULI				01/05/1989	QS		8927-307				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		6	CYCL GROWTH		09/04/2013	LF	0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	188,000	1.00	100	1.00	3		188,000
300	A	0.054	3	1.00	100	5,700	1.00	100	1.00	ELP		310

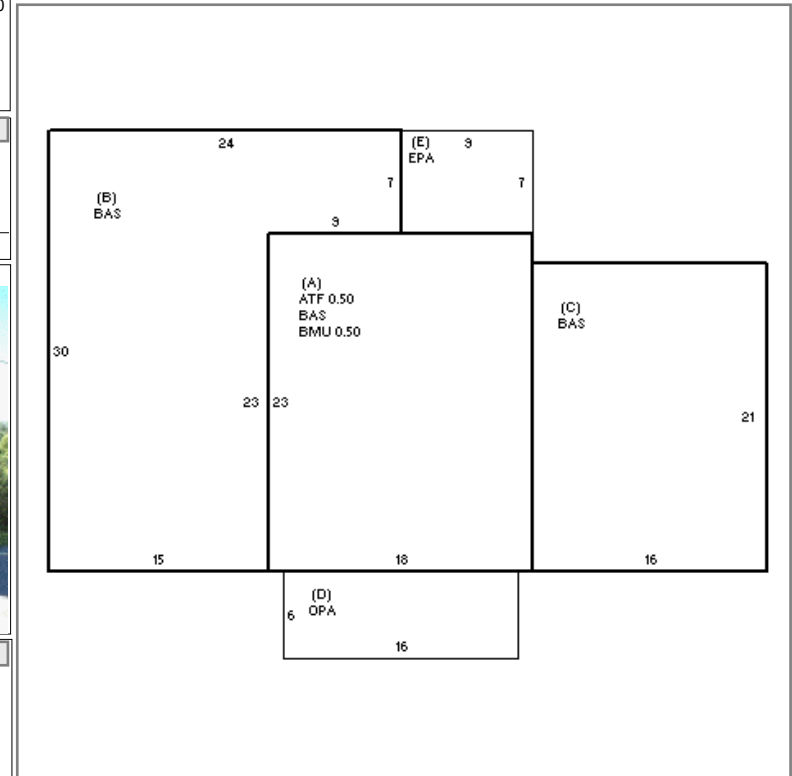
TOTAL	1.054 Acres	ZONING	RES 3	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	NOTE	LAND	188,300	171,300			
Inf1	FACTOR 100		BUILDING	130,600	128,700			
Inf2	PHY 100		DETACHED	30,400	28,800			
			OTHER	0	0			
			<b>TOTAL</b>	<b>349,300</b>	<b>328,800</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFL	+	1.10	50 0.50		440	115.62	25,400
SHF	A	1.00	40 0.60		200	20.44	2,500
SHF	A	1.00	40 0.60		200	20.44	2,500



BUILDING	CD	ADJ	DESC	MEASURE	9/4/2013	LF
MODEL	1		RESIDENTIAL	LIST	9/4/2013	LF
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1850	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,470	DETAIL ADJ	0.900	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	207		52.05	10,774
\$NLA(RCN)	\$178	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	ATF	L	ATTIC FINISH	207	1850	107.92	22,340
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,263	1850	166.81	210,686
				ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	96		42.70	4,099
				FLOOR COVER	99	N/A	1.00	E	EPA	N	ENCLOSED PORCH	63		74.40	4,687
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819
				HEATING/COOLING	1	FORCED AIR	1.00								
				FUEL SOURCE	99	N/A	1.00								
				ARPUD	0		1.00								
				AFFORDABLE	0		1.00								



CAPACITY	UNITS	ADJ	TOTAL RCN	261,241
STORIES	1.5	1.00	CONDITION ELEM	CD
ROOMS	7	1.00	EXTERIOR	
BEDROOMS	3	1.00	INTERIOR	
BATHROOMS	1	1.00	KITCHEN	
# 1/2 BATHS	0	1.00	BATHS	
TOT FIXTURES	3	\$1,836	HEAT	
# UNITS	1	1.00	ELECT	

EFF.YR/AGE	1958 / 63
COND	50 50 %
FUNC	0
ECON	0
DEPR	50 % GD 50
RCNLD	\$130,600