

Key: 629

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 553

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GARGANO ANTHONY 52 W POND ST E BRIDGEWATER, MA 02333				10-9-0				52 W POND ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GARGANO ANTHONY				09/24/2019	A	1	51684-292				
GARGANO ANTHONY				05/20/2016	A	1	46951-260				
GARGANO MARTHA J & ANTHON				03/03/2003	A	100	24364-076				

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 %
BP-19-100	01/30/2019	6	CYCL GROWTH		04/27/2021	SLB	100 100
		6	CYCL GROWTH		06/02/2020	SD	0 0
		3	ALTERATIONS	5,600			0 0
		6	CYCL GROWTH		09/04/2013	LS	0 0
422	03/23/2004	2	ADDITIONS	150,000	05/31/2005	SLB	100 100

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
300	A	1,250 3	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	7,130

DETACHED

TOTAL	2.250 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3		N O T E	C/W 10		LAND	195,100	177,500
Infl1	FACTOR 100			LAND	249,900	240,300		
Infl2	PHY 100			DETACHED	7,500	6,900		
				OTHER	0	0		
				TOTAL	452,500	424,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		200	20.44	2,500
SHF	A	1.00	40 0.60		200	20.44	2,500
SHF	A	1.00	40 0.60		200	20.44	2,500

PHOTO 05/26/2021

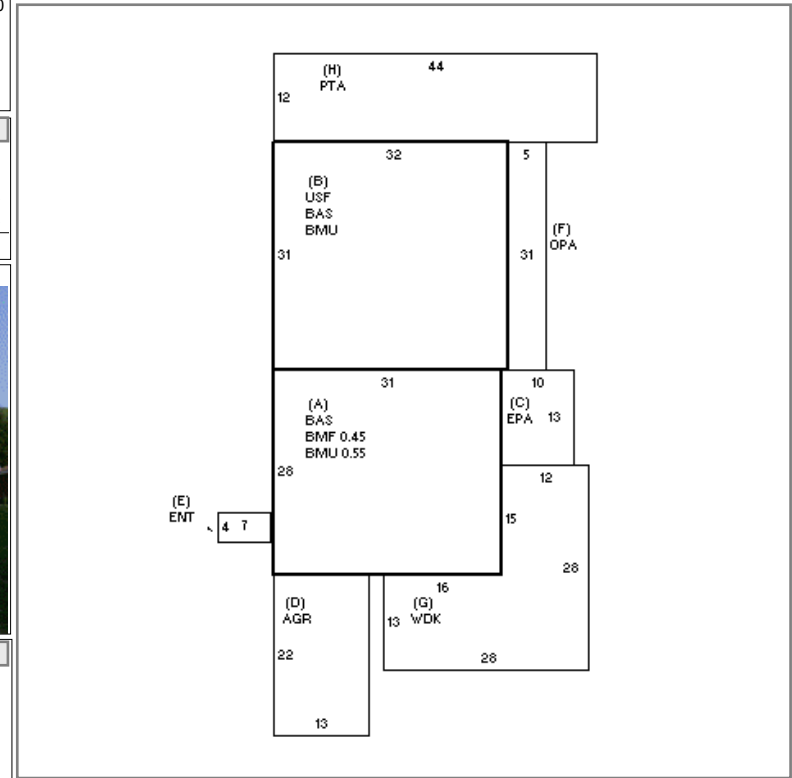


BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/27/2021	SLB
MODEL	1		RESIDENTIAL	LIST	4/27/2021	SLB
STYLE	1	1.00	RANCH [100%]	REVIEW	3/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	568,011
NET AREA	2,852	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,469		33.73	49,547		
\$NLA(RCN)	\$199	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	391		47.43	18,547		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	868	1930	154.13	133,782		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BAS	L	BASE AREA	992	2004	154.13	152,894		
				FLOOR COVER	99	N/A	1.00	B	USF	L	UPPER STORY FIN	992	2004	140.06	138,939		
				INT FINISH	99	N/A	1.00	C	EPA	N	ENCLOSED PORCH	130		74.40	9,672		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	D	AGR	N	ATT GARAGE	286		83.33	23,832		
				FUEL SOURCE	99	N/A	1.00	E	ENT	N	ENCLOSED ENTRY	28		81.11	2,271		
				ARPUD	0		1.00	F	OPA	N	OPEN PORCH	155		42.70	6,619		
				AFFORDABLE	0		1.00	G	WDK	N	WOOD DECK	544		31.60	17,190		
								H	PTA	N	PATIO	528		12.50	6,600		
								F11	O		FPL 1S 1OP	1		6,017.00	6,017		



CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1955 / 66
COND	56 56 %
FUNC	0
ECON	0
DEPR	56 % GD 44
RCNLD	\$249,900