

Key: 6383

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.782

LEGAL


CURRENT OWNER				PARCEL ID				LOCATION				
BERSANI STEVEN J 50 WILLIAM HERSEY LN E BRIDGEWATER, MA 02333				97-7-11-0				50 WILLIAM HERSEY LN				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BERSANI STEVEN J				06/30/2001	QS	285,000	0497-153					
MCILVENE STEPHEN P & KIMB				10/02/1996	QS	176,400	0451-140					
RIORDAN JOHN M				07/12/1996	B	64,900	0449-097					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,381	4	1.00	100	1.00	100	1.00	4	1.20		218,170

LAND

TOTAL	36,381 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE LOT 11 #485697 #99554			LAND	218,200	181,900
Inf1	FACTOR 100		BUILDING	366,600	321,400		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
<b>TOTAL</b>						<b>584,800</b>	<b>503,300</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								09/16/2013



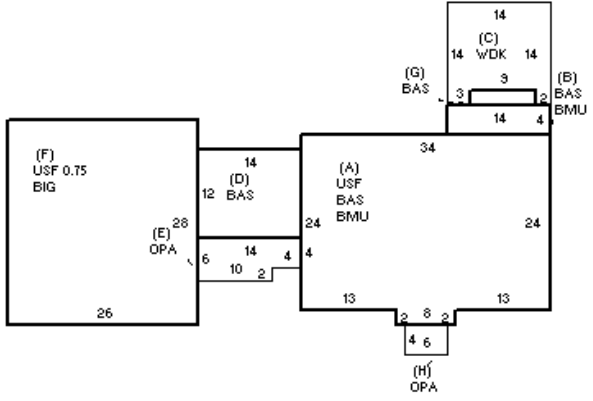
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/16/2013	LF
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/26/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

G

YEAR BLT	1996	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	469,993
NET AREA	2,452	DETAIL ADJ	0.969	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	888		42.26	37,531		
\$NLA(RCN)	\$192	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,378	1996	143.99	198,418		
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	178		33.18	5,906		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,074	1996	158.45	170,178		
				FLOOR COVER	99	N/A	1.00	+	OPA	N	OPEN PORCH	100		44.84	4,484		
				INT FINISH	99	N/A	1.00	F	BIG	N	BUILT-IN GARAGE	728		65.85	47,942		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

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		09/16/2013	LF	0	0
		6	CYCL GROWTH		05/31/2012		0	0
		6	CYCL GROWTH		05/07/2012		0	0



BLDG COMMENTS

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 1996 / 25	
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$366,600