

Key: 6397

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.795

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TALBOT HENRI J & NANCY M & CLARK MICHAEL & CHRISTINA				106-14-03-0				4 THERESA TER			
4 THERESA TER				E BRIDGEWATER, MA 02333							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TALBOT HENRI J & NANCY M				02/09/2016	A	100	(123042)				
TALBOT HENRI J & NANCY M				02/07/2014	QS	295,000	(120091)				
SFORZA RITA E				04/06/2005	A	1	(107044)				

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-19-219	06/30/2019	8	POOL	4,100		SD	0	100
2505	06/10/2015	3	ALTERATIONS	29,580			0	0
		51	FIELD REVIEW		09/16/2014	PW	0	0
2005	05/07/2014	3	ALTERATIONS	13,000	05/06/2015	SLB	100	100
		6	CYCL GROWTH		08/26/2013	LF	0	0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	39,287	3	1.00	100	1.00	100	1.00	3	1.00		184,310

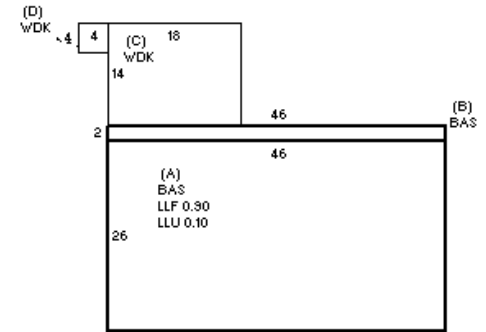
DETACHED

TOTAL	39,287 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 3 #479695 #98995		LAND	184,300	167,600
Inf1	FACTOR 100		BUILDING	283,700	245,100		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	468,000	412,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/17/2015

4 Theresa Terrace
02/07/2014 \$295,000



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/16/2014	PW
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	4/26/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	368,476
NET AREA	1,288	DETAIL ADJ	1.071	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	120		61.46	7,375		
\$NLA(RCN)	\$286	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	LLF	N	LOWER LEVEL FIN	1,076		119.00	128,040		
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	1,288	1995	166.23	214,107		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	268		31.60	8,469		
				FLOOR COVER	12	COMB	1.00		KIT	O	XTRA KITCHEN	1		5,387.00	5,387		
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				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	1995 / 26
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77

RCNLD	\$283,700
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