Key: 6412

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4,801

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CACCIATORE JOHN & KRISTINE 4 ST WILLIAMS CIR E BRIDGEWATER, MA 02333	106-43-03-0	4 ST WILLIAMS CIR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CACCIATORE JOHN & KRISTIN	05/28/1999	QS	229,900	17504-248
MCMANUS KIEREN F & ESTHER	10/28/1996	QS	50,500	14743-262
KULLE JOSEPH J	12/06/1993	QS		12460-237

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

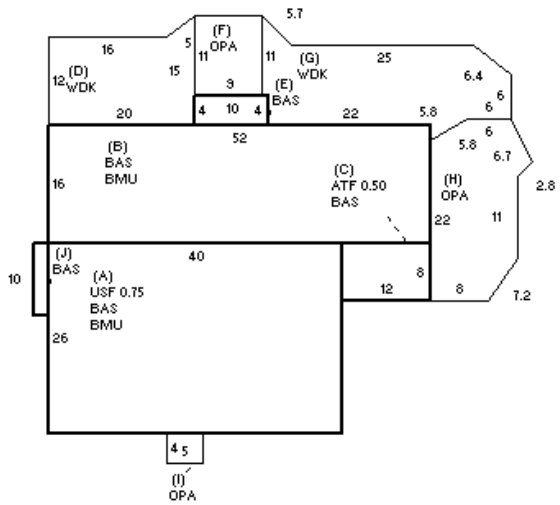
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		6	CYCL GROWTH		04/21/2020	SD	0	0
3071	09/29/2016	3	ALTERATIONS	51,500	12/04/2012	SB	100	10
1976	05/01/2014	3	ALTERATIONS	1,000			0	0
		51	FIELD REVIEW		09/16/2013	LS	0	0
SS14	12/31/2012	5	SPLIT/SUB		11/15/2013	ER	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,722	5 1.00	100 1.00	100 1.00	225,600	1.06	100 1.00	5 1.20			222,670

TOTAL	40,722 SF	ZONING		FRNT	0
Ngh	RES 5	NOTE	LOT 3/ ESMT/ incl 106/28 plan 12-227		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	222,700	194,100
BUILDING	453,200	390,500
DETACHED	0	0
OTHER	0	0
TOTAL	**675,900**	**584,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/21/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.00	CAPE [100%]
QUALITY	+	1.05	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/21/2020	SD
LIST	4/21/2020	SD
REVIEW	5/2/2013	ER

YEAR BLT	1997	SIZE ADJ	1.000
NET AREA	2,856	DETAIL ADJ	1.040
$NLA(RCN)	$203	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$5,941
# 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	11	HW/COOL AIR	1.04
FUEL SOURCE	2	GAS	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,872		35.38	66,229
A	USF	L	UPPER STORY FIN	780	1997	148.32	115,687
+	BAS	L	BASE AREA	2,028	1997	163.21	330,999
C	ATF	L	ATTIC FINISH	48	1997	105.59	5,068
+	WDK	N	WOOD DECK	611		33.18	20,273
+	OPA	N	OPEN PORCH	405		44.84	18,159
	BMG	O	BSMT GARAGE	2		2,166.15	4,332
	F21	O	FPL 2S 1OP	2		7,160.50	14,321

TOTAL RCN	581,009
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1997 / 24		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD			$453,200