

Key: 6555

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.848

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
BUCK DENNIS E & CARRIE D S/O LINCOLN DEREK A & CARRIE A 12 MARVILL WAY E BRIDGEWATER, MA 02333				102-31-06-0				12 MARVILL WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LINCOLN DEREK A & CARRIE				09/30/2022	QS	560,000	57289-015				
BUCK DENNIS E & CARRIE D				03/13/1998	QS	174,445	15980-087				
BUCK DENNIS E & CARRIE D				03/12/1998	D	174,445	15980-087				

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	%
990		51	FIELD REVIEW		09/10/2013	LF	0	0
790	06/12/2007	7	DETACHED BLD	2,500			0	0
1836	10/01/2004	7	DETACHED BLD	12,000			0	0
	08/14/2000	2	ADDITIONS	10,000	04/30/2003	KB	100	100

LAND

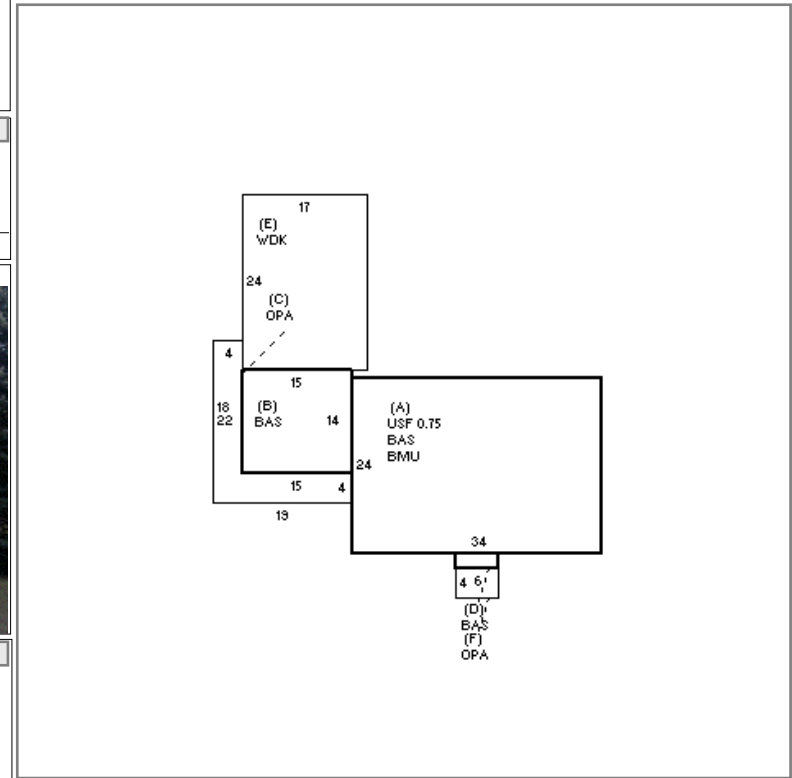
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	39,718 4	1.00	100	1.00	225,600	1.08	100	1.00	4	1.20	221,620

TOTAL	39,718 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE LOT 6/ ESMT	LAND	221,600	184,800		
Inf1	FACTOR 100		BUILDING	272,000	236,200		
Inf2	PHY 100		DETACHED	8,900	8,400		
			OTHER	0	0		
			TOTAL	502,500	429,400		

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	2002	200	20.44	2,500
FBN	A	1.00	40 0.60 16X20	2008	320	33.41	6,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/10/2013	LF
MODEL	1		RESIDENTIAL	LIST	4/30/2003	KB
STYLE	4	1.00	CAPE [100%]	REVIEW	5/7/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	348,670
NET AREA	1,650	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		41.36	33,752		
\$NLA(RCN)	\$211	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	612	1998	165.98	101,582		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,038	1998	182.66	189,597		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	172		42.70	7,344		
				FLOOR COVER	99	N/A	1.00	E	WDK	N	WOOD DECK	408		31.60	12,893		
				INT FINISH	99	N/A	1.00										
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	\$3,502
# UNITS	1	1.00

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1998 / 23
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78

RCNLD	\$272,000
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