

Key: 6649

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.924

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BROOKS FAMILY REALTY TRUST BROOKS KIMBERLY M 34 MCCORDICK AVE E BRIDGEWATER, MA 02333				59-117-06-0				34 MCCORDICK AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BROOKS FAMILY REALTY TRUS				11/04/2019	A	10	51898-313				
BROOKS KIMBERLY				02/18/2005	A	580,000	30021-322				
WOLFE PAULA J				12/31/1998	P	85,000	17002-302				

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		05/14/2020	SD	0	0
		51	FIELD REVIEW		09/26/2013	LF	0	0
		6	CYCL GROWTH		11/03/2008		0	0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	4	1.00	100	1.00	100	1.00	4	1.20		225,600
300	A	0.310	4	1.00	100	1.00	100	1.00	ELP	1.00		1,770

TOTAL	1.310 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4		N O T E	LOT 6 PLAN 98-583		LAND	227,400	189,700
Inf1	FACTOR 100			BUILDING	462,800	397,300		
Inf2	PHY 100			DETACHED	2,500	2,300		
				OTHER	0	0		
				TOTAL		692,700	589,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60	1999	200	20.44	2,500



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	5/14/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/14/2020	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	5/7/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1999	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,310	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,684		34.54	58,166
\$NLA(RCN)	\$177	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	476		48.58	23,122
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,160	1999	156.18	337,351
				ROOF COVER	1	ASPH SHINGLES	1.00	A	USF	L	UPPER STORY FIN	714	1999	141.93	101,336
				FLOOR COVER	1	HARDWOOD	1.00	+	ATF	L	ATTIC FINISH	436	1999	101.04	44,055
				INT FINISH	2	DRYWALL	1.00	D	OPA	N	OPEN PORCH	64		44.84	2,870
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F	WDK	N	WOOD DECK	240		33.18	7,963
				FUEL SOURCE	1	OIL	1.00		BMG	O	BSMT GARAGE	2		2,166.15	4,332
				ARPUD	0		1.00								
				AFFORDABLE	0		1.00								

TOTAL RCN	585,814	
CONDITION ELEM	CD	
EXTERIOR		
INTERIOR		
KITCHEN		
BATHS		
HEAT		
ELECT		
EFF.YR/AGE	1999 / 22	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD	\$462,800	

