Key: 6770

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5,014

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CIGARAL FERDINAND & MARIA 12 STONEGATE DR E. BRIDGEWATER, MA 02333	27-5-22-0	12 STONEGATE DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CIGARAL FERDINAND & MARIA	05/22/2003	QS	473,800	25217-027
ASPINWALL CORPORATION	11/22/2002	P	151,250	23480-262
WOOD JANE W, LUNDIN ROBER	03/06/1998	QS		15962-068

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

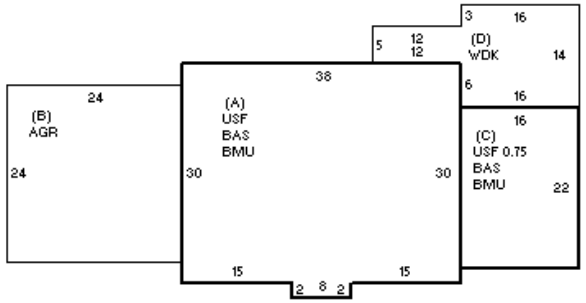
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-21-589	12/03/2021	3	ALTERATIONS	200			0	0
		6	CYCL GROWTH		06/12/2013	LF	0	0
1161	04/23/2012	3	ALTERATIONS	60,000			0	0
1064	01/03/2012	7	DETACHED BLD	10,000	04/29/2012		100	100
861	11/20/2002	1	NEW CONST	150,000	03/19/2003	KB	50	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,621	6 1.00	100 1.00	100 1.00	244,400	1.18	100 1.00	6 1.30			235,490

TOTAL	35,632 SF	ZONING		FRNT	0
Ngh	RES 6	NOTE	PLAN 99-789 LOT 22		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	235,500	197,700
BUILDING	447,900	400,200
DETACHED	0	0
OTHER	0	0
TOTAL	**683,400**	**597,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/02/2013

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	0.95	COLONIAL [100%]
QUALITY	+	1.05	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	6/12/2013	LF
LIST	3/19/2003	KB
REVIEW	5/8/2013	ER

YEAR BLT	2002	SIZE ADJ	1.000
NET AREA	2,928	DETAIL ADJ	0.978
$NLA(RCN)	$189	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$5,586
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	9	WARM/COOL AIR	1.03
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,508		36.87	55,604
+	BAS	L	BASE AREA	1,508	2002	152.59	230,105
+	USF	L	UPPER STORY FIN	1,420	2002	138.66	196,900
B	AGR	N	ATT GARAGE	576		71.28	41,056
D	WDK	N	WOOD DECK	284		33.18	9,423
	F21	O	FPL 2S 1OP	2		7,160.50	14,321

TOTAL RCN	552,995
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	2002 / 19	
COND	19	19 %
FUNC	0	
ECON	0	
DEPR	19	% GD 81
RCNLD		$447,900