

Key: 68

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 72

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|---|---|----------|------|------------|------|------------|--------------|---------------------|------|----|------------|-----------|
| WATT MICHAEL J & GALVIN AMY 216 OLD PLYMOUTH ST E BRIDGEWATER, MA 02333 | | | | 2-21-0 | | | | 216 OLD PLYMOUTH ST | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| WATT MICHAEL J & GALVIN A | | | | 11/03/2017 | QS | 315,000 | 49136-253 | | | | | |
| FORD MICHAEL S & GINA M | | | | 07/14/2004 | QS | 324,900 | 28656-331 | | | | | |
| SORIN LISA L | | | | 11/30/1998 | QS | 165,000 | 16879-240 | | | | | |
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 35,372 3 | 1.00 | 100 | 1.00 | 188,000 | 1.19 | 100 | 1.00 | 3 | 1.00 | 180,930 |

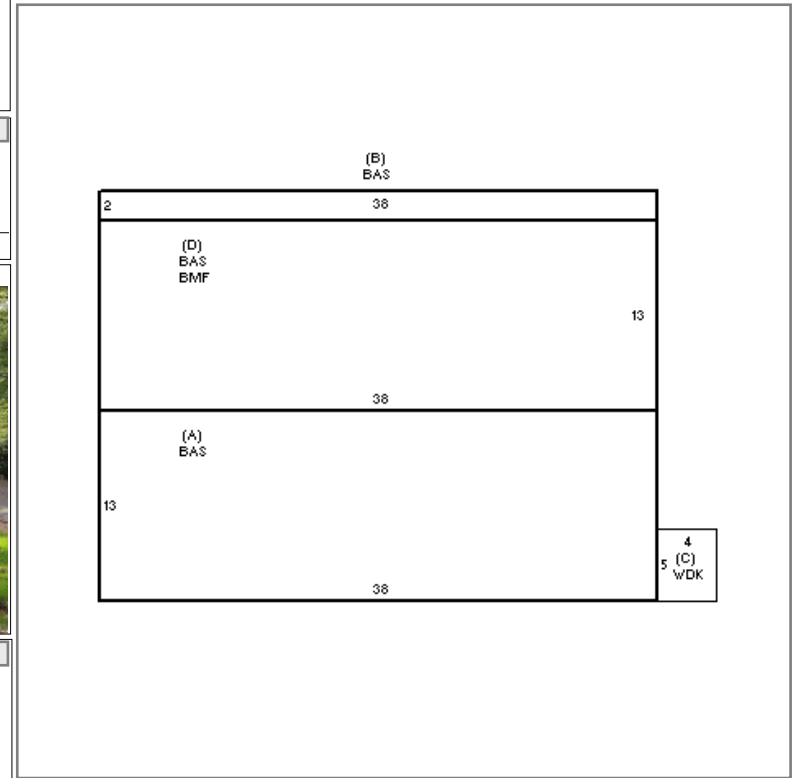
| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|---------------|-------------|--------|------------|----|--------|---|
| 1010 | 100 | SINGLE FAMILY | | | 1 | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 230 | 03/04/2008 | 61 | SITE VISIT | | 05/11/2018 | SD | 0 | 0 |
| | | 6 | CYCL GROWTH | | 03/09/2018 | SD | 0 | 0 |
| | | 6 | CYCL GROWTH | | 08/06/2013 | LF | 0 | 0 |
| | | 6 | CYCL GROWTH | | 04/15/2009 | | 0 | 0 |
| | | 3 | ALTERATIONS | 5,200 | | | 0 | 0 |

LAND

| TOTAL | 35,371 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|------------------|--------------|----------------|----------------|---------|----------|
| Ngh | RES 3 | N O T E | LOT 1 | | LAND | 180,900 | 164,600 |
| Inf1 | FACTOR 100 | | BUILDING | 223,900 | 204,300 | | |
| Inf2 | PHY 100 | | DETACHED | 11,300 | 10,700 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 416,100 | 379,600 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|-------|
| SHF | A | 1.00 | 40 0.60 | 1991 | 200 | 20.44 | 2,500 |
| IPV | A | 1.00 | 30 0.70 | 1991 | 648 | 19.48 | 8,800 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 5/11/2018 | SD |
|----------|----|------|--------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| STYLE | 3 | 1.05 | SPLIT LEVEL [100%] | REVIEW | 3/13/2013 | ER |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BLDG COMMENTS

BUILDING

| YEAR BLT | 1990 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 287,113 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|-----------|------|----|
| NET AREA | 1,064 | DETAIL ADJ | 1.071 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | + | BAS | L | BASE AREA | 1,064 | 1990 | 228.73 | 243,372 | | | | |
| \$NLA(RCN) | \$270 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | C | WDK | N | WOOD DECK | 20 | | 31.60 | 632 | | | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | D | BMF | N | BSMT FINISH-SEP | 494 | | 70.66 | 34,907 | | | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | | F11 | O | FPL 1S 1OP | 1 | | 6,017.00 | 6,017 | | | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | | | | | | | | | | | | |
| | | | | 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 | G | |
| | | | | | | | | | | | | | | | | EXTERIOR | | | |
| | | | | | | | | | | | | | | | | INTERIOR | | | |
| | | | | | | | | | | | | | | | | KITCHEN | | | |
| | | | | | | | | | | | | | | | | BATHS | | | |
| | | | | | | | | | | | | | | | | HEAT | | | |
| | | | | | | | | | | | | | | | | ELECT | | | |
| | | | | | | | | | | | | | | | | EFF.YR/AGE | 1996 / 25 | | |
| | | | | | | | | | | | | | | | | COND | 22 22 % | | |
| | | | | | | | | | | | | | | | | FUNC | 0 | | |
| | | | | | | | | | | | | | | | | ECON | 0 | | |
| | | | | | | | | | | | | | | | | DEPR | 22 | % GD | 78 |
| | | | | | | | | | | | | | | | | RCNLD | \$223,900 | | |