

Key: 686

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 594

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BROOKS LEE F & SALLY A 300 EAST ST E BRIDGEWATER, MA 02333				12-19-0 300 EAST ST							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BROOKS LEE F & SALLY A				04/14/2017	U	325,000	48311-342				
SPROULE GEORGE A				12/11/2003	A	1	27199-324				
SPROULE LOIS S				02/13/1980	QS		4792-270				

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	%
PLAN 95-73		6	CYCL GROWTH		04/23/2018	SD	0	0
		5	SPLIT/SUB		06/29/2016	SLB	100	100
		51	FIELD REVIEW		10/16/2013	SLB	0	0
		6	CYCL GROWTH		05/21/2009		0	0

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,760	3	1.00	100	1.00	100	1.00	3	1.00		181,270

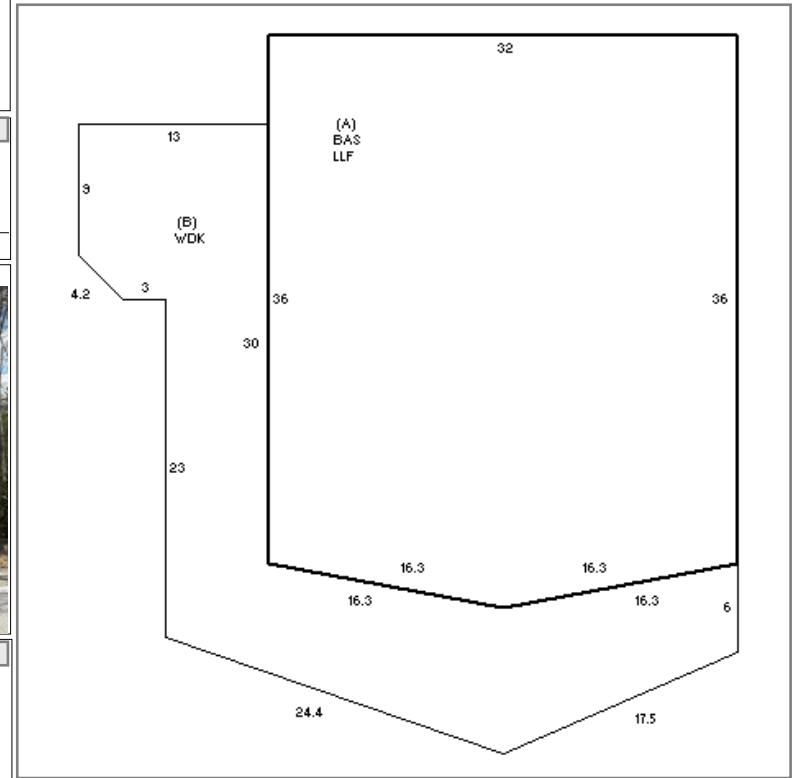
DETACHED

TOTAL	35,760 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E T 12582 c/w 12/11-2. Remvd 12/11-2 for fy17 - lot is being sold			LAND	181,300	164,900
Infl1	FACTOR 100		BUILDING	265,000	243,800		
Infl2	PHY 100		DETACHED	1,200	1,100		
			OTHER	0	0		
					<b>TOTAL</b>	<b>447,500</b>	<b>409,800</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHM	A	1.00	10 0.90 7X14		98	13.44	1,200



BUILDING	CD	ADJ	DESC	MEASURE	4/23/2018	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	3/20/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BUILDING

YEAR BLT	1981	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	358,060															
NET AREA	1,200	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLF	N	LOWER LEVEL FIN	1,200		114.48	137,370																	
\$NLA(RCN)	\$298	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,200	1981	159.92	191,899																	
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	589		31.60	18,612																	
				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																									
				<table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td></td> </tr> <tr> <td>INTERIOR</td> <td></td> </tr> <tr> <td>KITCHEN</td> <td></td> </tr> <tr> <td>BATHS</td> <td></td> </tr> <tr> <td>HEAT</td> <td></td> </tr> <tr> <td>ELECT</td> <td></td> </tr> </tbody> </table>														CONDITION ELEM	CD	EXTERIOR		INTERIOR		KITCHEN		BATHS		HEAT		ELECT		
CONDITION ELEM	CD																															
EXTERIOR																																
INTERIOR																																
KITCHEN																																
BATHS																																
HEAT																																
ELECT																																
				<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1985 / 36</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>26</td> <td>26 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>26</td> <td>% GD 74</td> </tr> </tbody> </table>														EFF.YR/AGE	1985 / 36		COND	26	26 %	FUNC	0		ECON	0		DEPR	26	% GD 74
EFF.YR/AGE	1985 / 36																															
COND	26	26 %																														
FUNC	0																															
ECON	0																															
DEPR	26	% GD 74																														
				<table border="1"> <thead> <tr> <th>RCNLD</th> <td>\$265,000</td> </tr> </thead> </table>														RCNLD	\$265,000													
RCNLD	\$265,000																															