

Key: 6863

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.062

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|--|---|----------|-----|------------|------|------------|--------------|-----------------|-----|------|------------|-----------|
| KENNEY THOMAS J & BARBARA L 75 SCRIBNER WAY E. BRIDGEWATER, MA 02333 | | | | 22-33-10-0 | | | | 75 SCRIBNER WAY | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| KENNEY THOMAS J & BARBARA | | | | 11/25/2002 | QS | 439,900 | 23504-203 | | | | | |
| JENEVE CORP | | | | 11/08/2001 | B | 125,000 | 20870-228 | | | | | |
| JOHNSON ANN L | | | | 06/12/1991 | A | 10,000 | 10323-270 | | | | | |
| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
| 100 | S | 24,967 | 6 | 1.00 | 1.00 | 244,400 | 1.60 | 1.00 | 6 | 1.30 | | 223,540 |

LAND

| TOTAL | 24,960 SF | ZONING | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|----------------------------|----------|---------|--------------|----------------|----------------|
| Ngh | RES 6 | NOTE LOT 10 PLAN 00-214 | | | LAND | 223,500 | 187,700 |
| Inf1 | FACTOR 100 | | BUILDING | 396,400 | 353,200 | | |
| Inf2 | PHY 100 | | DETACHED | 2,500 | 2,300 | | |
| | | | OTHER | 0 | 0 | | |
| | | | | | TOTAL | 622,400 | 543,200 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|------|-------|-----------|-------|
| SHF | A | 1.00 | 40 0.60 | 2004 | 200 | 20.44 | 2,500 |



BLDG COMMENTS

DETACHED

| BUILDING | CD | ADJ | DESC | MEASURE | 5/28/2013 | LF |
|----------|----|------|---------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 4/23/2003 | EST |
| STYLE | 5 | 0.95 | COLONIAL [100%] | REVIEW | 5/9/2013 | ER |
| QUALITY | + | 1.05 | AVG +/GOOD - [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

BUILDING

| YEAR BLT | 2002 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 489,373 |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|------------|
| NET AREA | 2,642 | DETAIL ADJ | 0.988 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,332 | | 37.89 | 50,473 | | |
| \$NLA(RCN) | \$185 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | + | BAS | L | BASE AREA | 1,332 | 2002 | 158.31 | 210,864 | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | ATU | N | ATTIC UNF | 486 | | 31.82 | 15,462 | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | WDK | N | WOOD DECK | 168 | | 33.18 | 5,575 | | |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | + | USF | L | UPPER STORY FIN | 1,310 | 2002 | 143.86 | 188,453 | | |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | BMG | O | BSMT GARAGE | 2 | | 2,166.15 | 4,332 | | |
| | | | | HEATING/COOLING | 11 | HW/COOL AIR | 1.04 | | F21 | O | FPL 2S 1OP | 1 | | 7,160.00 | 7,160 | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | | | |
| | | | | | | | | | | | | | | | | 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 | \$396,400 |

