

Key: 6878

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.076

LEGAL

CURRENT OWNER					PARCEL ID					LOCATION				
FRANCO CHRISTOPHER S & LISA M 1 NATALIE DRIVE E BRIDGEWATER, MA 02333					120-34-0					1 NATALIE DR				
					TRANSFER HISTORY			DOS	T	SALE PRICE		BK-PG (Cert)		
					FRANCO CHRISTOPHER S & LI			05/10/2001	D	263,515		19822-140		
BROWN BUILDERS INC			10/20/2000	QS	320,000		18988-211							
PETTEY ROBERT J			08/01/2000	QS	450,000		18752-074							

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	%
1288		6	CYCL GROWTH		04/27/2021	SD	0	0
635	08/27/2012	6	CYCL GROWTH	8,000	09/11/2013		0	0
879	06/28/2004	8	POOL				0	0
	12/09/2002	3	ALTERATIONS	950			100	100
		2	ADDITIONS	2,100	07/14/2003	KB	100	100

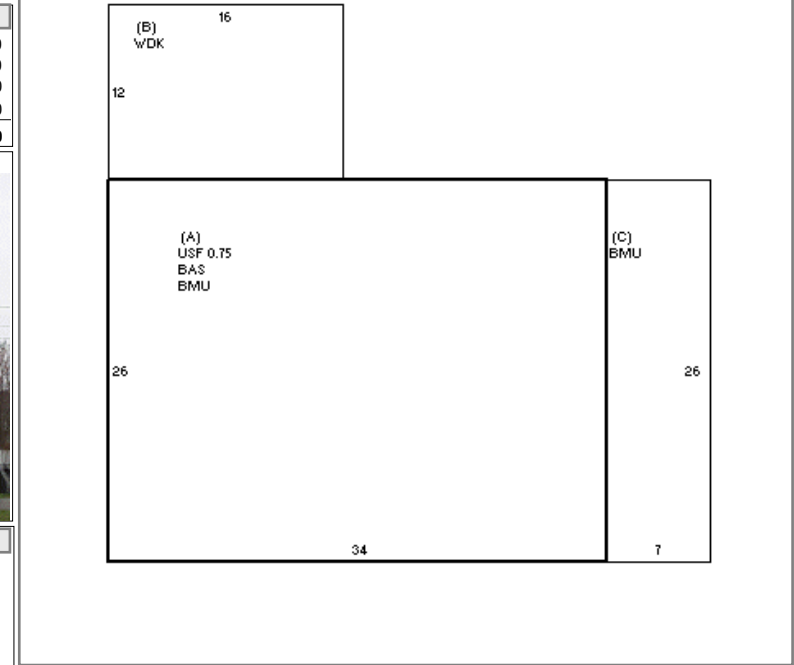
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	36,484	3	1.00	100	1.00	1.00	188,000	1.16	100	1.00	3	1.00			181,900

TOTAL	36,503 SF		ZONING	FRNT		0			ASSESSED	CURRENT	PREVIOUS	
Ngh	RES 3		N O T E	PLAN 00-796						LAND	181,900	165,500
Infl1	FACTOR 100			LAND BUILDING	273,200	237,600						
Infl2	PHY 100			DETACHED	0	0						
								OTHER	0	0		
									TOTAL	455,100	403,100	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/27/2021	SD
MODEL	1		RESIDENTIAL	LIST	4/27/2021	SD
STYLE	4	1.00	CAPE [100%]	REVIEW	5/9/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

LAND

YEAR BLT	2001	SIZE ADJ	1.000
NET AREA	1,547	DETAIL ADJ	1.030
\$NLA(RCN)	\$221	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	\$5,603
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	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	1,066		38.17	40,689
A	BAS	L	BASE AREA	884	2001	187.14	165,433
A	USF	L	UPPER STORY FIN	663	2001	170.06	112,750
B	WDK	N	WOOD DECK	192		31.60	6,067
	BMG	O	BSMT GARAGE	2		2,063.00	4,126
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	341,487	
CONDITION ELEM	CD	
EXTERIOR		
INTERIOR		
KITCHEN		
BATHS		
HEAT		
ELECT		
EFF.YR/AGE	2001 / 20	
COND	20	20 %
FUNC	0	
ECON	0	
DEPR	20	% GD 80
RCNLD	\$273,200	