

Key: 6950

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.127

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
RIDOLFI JONATHAN E 65 NORTHRIDGE DR E BRIDGEWATER, MA 02333				101-4-18-0				65 NORTHRIDGE DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
RIDOLFI JONATHAN E				01/09/2020	A	100	(129701)					
RIDOLFI JONATHAN E				12/18/2015	QS	515,000	(122863)					
PAYTON DAVID W & TARA				10/04/2004	P	522,900	(106194)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,011	5	1.00	1.00	225,600	1.20	1.00	1.00	5	1.20	216,740

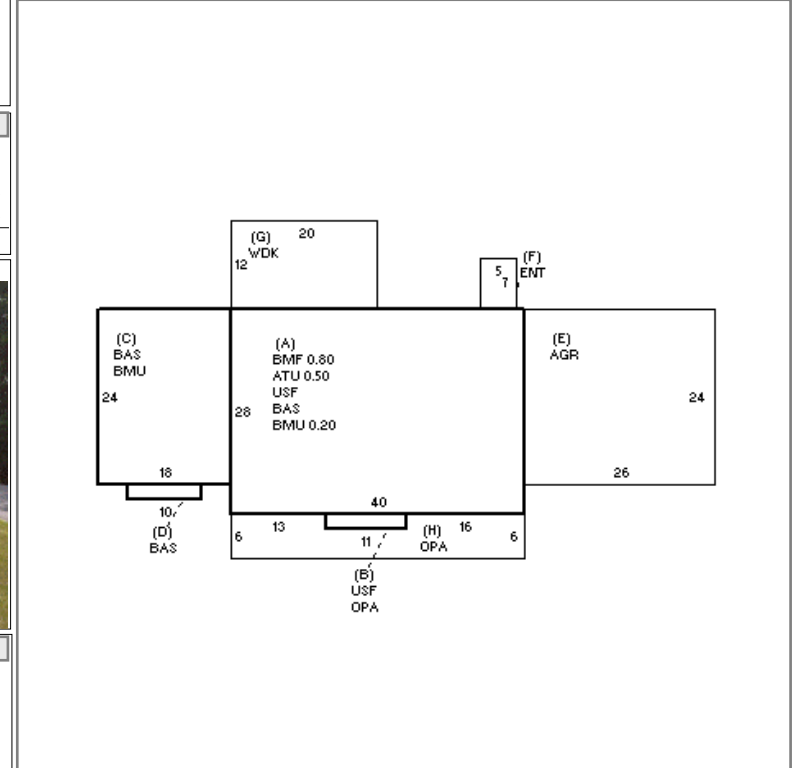
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-20-353	07/23/2020	3	ALTERATIONS	4,385				
		51	FIELD REVIEW		07/06/2016	PW		0
		6	CYCL GROWTH		05/26/2016	SD		0
		6	CYCL GROWTH		09/23/2013	LF		0
811	10/14/2004	8	POOL	15,000	04/12/2005		100	100

LAND

TOTAL	35,022 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 5	N O T E	LOT A PLAN 01-366		LAND	216,700	188,900
Inf1	FACTOR 100		BUILDING	479,100	429,300		
Inf2	PHY 100		DETACHED	8,800	8,400		
			OTHER	0	0		
			TOTAL	704,600	626,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	30 0.70	2005	648	19.48	8,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2016	PW
MODEL	1		RESIDENTIAL	LIST	4/12/2005	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%]			

BLDG COMMENTS

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YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	577,270	
NET AREA	2,714	DETAIL ADJ	0.988	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	656		36.65	24,045			
\$NLA(RCN)	\$213	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,142	2004	142.87	163,160			
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	560		31.82	17,816			
				ROOF COVER	1	ASPH SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	896		51.55	46,186			
				FLOOR COVER	99	N/A	1.00	+	OPA	N	OPEN PORCH	240		44.84	10,760			
				INT FINISH	99	N/A	1.00	+	BAS	L	BASE AREA	1,572	2004	157.22	247,153			
				HEATING/COOLING	11	HW/COOL AIR	1.04	E	AGR	N	ATT GARAGE	624		70.03	43,696			
				FUEL SOURCE	99	N/A	1.00	F	ENT	N	ENCLOSED ENTRY	35		85.17	2,981			
				ARPUD	0		1.00	G	WDK	N	WOOD DECK	240		33.18	7,963			
				AFFORDABLE	0		1.00	F21	O		FPL 2S 1OP	1		7,160.00	7,160			
																EFF.YR/AGE	2004 / 17	
																COND	17 17 %	
																FUNC	0	
																ECON	0	
																DEPR	17 % GD 83	
																RCNLD	\$479,100	